

# \$715,900 - 50 Drake Landing Square, Okotoks

MLS® #A2182712

**\$715,900**

4 Bedroom, 3.00 Bathroom, 1,275 sqft

Residential on 0.07 Acres

Drake Landing, Okotoks, Alberta

Superbly built BRAND NEW Villa-style home facing park. Beautifully appointed with soaring ceilings in the great room/dining area. Boasting wonderful kitchen with stylish white cabinetry, island, quartz countertops throughout, walk-in pantry, stainless appliances. You will love the airy great room, with unique electric fireplace, large windows and luxury vinyl plank flooring. Spacious primary bedroom can accommodate your king sized bed. Spa like ensuite with huge walk-in tiled shower, double sinks plus a walk-in closet complete with built in wood shelving. Main floor laundry area. Second bedroom can easily be a den with adjacent 4 piece bath. The lower level has been completely developed with generous recreation room ideal for all your entertaining needs, 2 bedrooms, full bath and ample storage area. Attached garage is at the rear of the home. Villa faces park with front deck to enjoy your morning coffee. This wonderful villa offers both style and substance. Taxes to be re-assessed.

Built in 2024

## Essential Information

|            |           |
|------------|-----------|
| MLS® #     | A2182712  |
| Price      | \$715,900 |
| Bedrooms   | 4         |
| Bathrooms  | 3.00      |
| Full Baths | 3         |



|                |                        |
|----------------|------------------------|
| Square Footage | 1,275                  |
| Acres          | 0.07                   |
| Year Built     | 2024                   |
| Type           | Residential            |
| Sub-Type       | Semi Detached          |
| Style          | Side by Side, Bungalow |
| Status         | Active                 |

### Community Information

|             |                         |
|-------------|-------------------------|
| Address     | 50 Drake Landing Square |
| Subdivision | Drake Landing           |
| City        | Okotoks                 |
| County      | Foothills County        |
| Province    | Alberta                 |
| Postal Code | T1S 0R4                 |

### Amenities

|                |                        |
|----------------|------------------------|
| Amenities      | Park, Parking          |
| Parking Spaces | 2                      |
| Parking        | Double Garage Attached |
| # of Garages   | 2                      |

### Interior

|                   |                                                                                      |
|-------------------|--------------------------------------------------------------------------------------|
| Interior Features | Kitchen Island, Open Floorplan, Pantry, Quartz Counters, Storage                     |
| Appliances        | Dishwasher, Garage Control(s), Microwave, Refrigerator, Washer/Dryer, Electric Stove |
| Heating           | Forced Air, Natural Gas                                                              |
| Cooling           | None                                                                                 |
| Fireplace         | Yes                                                                                  |
| # of Fireplaces   | 1                                                                                    |
| Fireplaces        | Decorative, Electric, Great Room                                                     |
| # of Stories      | 1                                                                                    |
| Has Basement      | Yes                                                                                  |
| Basement          | Finished, Full                                                                       |

### Exterior

|                   |                                                                             |
|-------------------|-----------------------------------------------------------------------------|
| Exterior Features | BBQ gas line                                                                |
| Lot Description   | Cul-De-Sac, Low Maintenance Landscape, Street Lighting, Interior Lot, Views |

|              |                 |
|--------------|-----------------|
| Roof         | Asphalt Shingle |
| Construction | Mixed           |
| Foundation   | Poured Concrete |

**Additional Information**

|                |                    |
|----------------|--------------------|
| Date Listed    | December 6th, 2024 |
| Days on Market | 314                |
| Zoning         | TN                 |

**Listing Details**

|                |                        |
|----------------|------------------------|
| Listing Office | RE/MAX Complete Realty |
|----------------|------------------------|

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.