

# \$412,590 - 68 Cimarron Vista Gardens, Okotoks

MLS® #A2218426

**\$412,590**

3 Bedroom, 3.00 Bathroom, 1,568 sqft

Residential on 0.03 Acres

Cimarron Vista, Okotoks, Alberta

This beautifully appointed townhouse offers three generously sized bedrooms and a convenient double garage, providing ample space for your family and vehicles and storage.

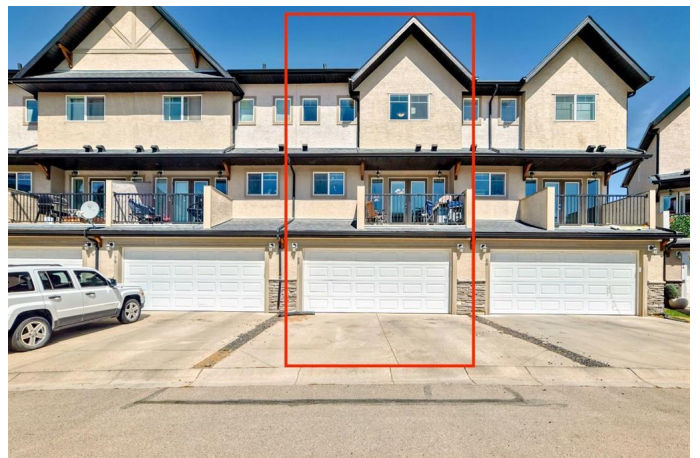
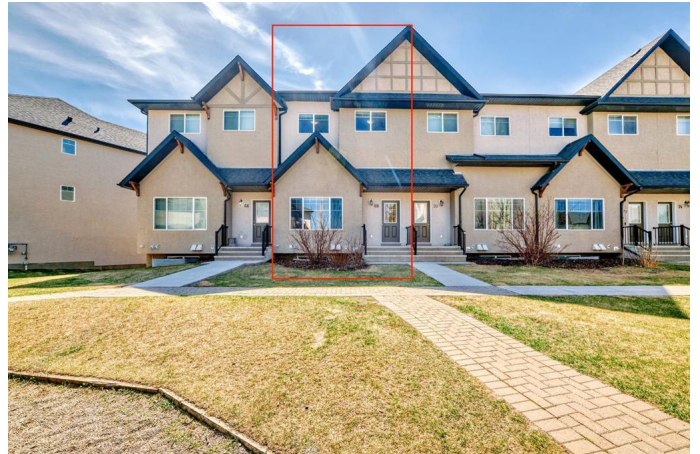
Located in an amazing neighbourhood, this home is within walking distance of various amenities, including grocery shopping, Costco, Goodlife gym, and numerous store and restaurants. It's an ideal place for those who appreciate the convenience of having everything close by. Imagine sitting on your front step, enjoying a warm cup of coffee while watching your children play on the playground right outside your front door. This townhouse is perfect for families looking for a welcoming community atmosphere.

Recent updates include a new refrigerator, dishwasher, microwave, and furnace. These upgrades make this home move-in ready and perfect for those who value modern living. You'll fall in love with the amount of space this townhouse provides. Each room is thoughtfully designed to maximize comfort and utility, making it an ideal choice for families or those who enjoy having extra room.

Don't miss the opportunity to own this wonderful townhouse in Cimarron Vista! It's a perfect blend of spacious living, and a convenient location.

Built in 2008

## Essential Information



|                |               |
|----------------|---------------|
| MLS® #         | A2218426      |
| Price          | \$412,590     |
| Bedrooms       | 3             |
| Bathrooms      | 3.00          |
| Full Baths     | 2             |
| Half Baths     | 1             |
| Square Footage | 1,568         |
| Acres          | 0.03          |
| Year Built     | 2008          |
| Type           | Residential   |
| Sub-Type       | Row/Townhouse |
| Style          | 4 Level Split |
| Status         | Active        |

### Community Information

|             |                           |
|-------------|---------------------------|
| Address     | 68 Cimarron Vista Gardens |
| Subdivision | Cimarron Vista            |
| City        | Okotoks                   |
| County      | Foothills County          |
| Province    | Alberta                   |
| Postal Code | T1S0G3                    |

### Amenities

|                |                        |
|----------------|------------------------|
| Amenities      | Playground             |
| Parking Spaces | 4                      |
| Parking        | Double Garage Attached |
| # of Garages   | 4                      |

### Interior

|                   |                                                                                               |
|-------------------|-----------------------------------------------------------------------------------------------|
| Interior Features | High Ceilings                                                                                 |
| Appliances        | Dishwasher, Dryer, Electric Stove, Microwave Hood Fan, Refrigerator, Washer, Window Coverings |
| Heating           | Forced Air, Natural Gas                                                                       |
| Cooling           | None                                                                                          |
| Has Basement      | Yes                                                                                           |
| Basement          | Partial, Unfinished                                                                           |

### Exterior

|                   |                     |
|-------------------|---------------------|
| Exterior Features | Balcony, Playground |
|-------------------|---------------------|

|                 |                              |
|-----------------|------------------------------|
| Lot Description | Backs on to Park/Green Space |
| Roof            | Asphalt Shingle              |
| Construction    | Stone, Stucco, Wood Frame    |
| Foundation      | Poured Concrete              |

### **Additional Information**

|                |               |
|----------------|---------------|
| Date Listed    | May 8th, 2025 |
| Days on Market | 2             |
| Zoning         | NC            |

### **Listing Details**

|                |                         |
|----------------|-------------------------|
| Listing Office | Grassroots Realty Group |
|----------------|-------------------------|

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