\$679,900 - 43 Westridge Drive, Okotoks

MLS® #A2241903

\$679,900

4 Bedroom, 4.00 Bathroom, 1,982 sqft Residential on 0.15 Acres

Westridge, Okotoks, Alberta

OVERSIZE GARAGE WITH SHOP AREA AND COMPRESSOR/EASY OFFSTREET RV PARKING! Set along one of Westridge's most established streets on a 6350 sq ft lot this family friendly design offers space to spread out without feeling disconnected. The main level is grounded by vaulted ceilings and natural light, with defined spaces that still flow easily. The front sitting room speaks to those early risers to enjoy a coffee or snuggle in and read your favourite book, while the adjoining dining space is a perfect place to host those big family gatherings! You will love the layout of the kitchen with generous prep surfaces, tons of cupboard space and a warm aesthetic that suits the rhythm of everyday living. The heart of the home extends onto the large family room with the woodburning fireplace and yes, that cozy sectional will fit! The main floor laundry and two piece powder are conveniently located off the oversized (25x25) double attached garage. Head downstairs where things start to get interestingâ€"an inviting family room where you can belly up to the bar, enjoy a second family room/games room or take your creative cocktail to the fabulous speakeasy style room around the corner â€"it's a vibe. A fourth bedroom, full third bath and access up to the workshop/garage- did I mention it had a compressor- is a definite bonus from this level. Upstairs, three well-proportioned bedrooms offer simplicity and comfort, The Primary bedroom with walk closet enjoys a newly







renovated ensuite oozing with character with relaxation in mind, a soaker tub and separate shower and higher vanity. A full second main bath completes this floor. Outside, the west-facing backyard is a private pocket of calm. The pergola-covered deck is an easy yes for summer lounging, and the built-in firepit has probably seen its fair share of s'mores and late-night chats, beautiful perennials, fruit trees and a rarity in Okotoks - RV parking! And the location? That's the clincher. Walking distance to three schools! Westmount and Big Rock Elementary and the Composite High School is just down the road, groceries and gyms are minutes away, and you're tucked into a community where block parties still happen and kids scooter to the park after dinner. ***UPDATES INCLUDE*** H2O Tank (2021), Shingles (2017) Fence (2024), Newer windows in front of house (2019) This isn't just another house on the market. It's a place where real life fits beautifully.

Built in 1990

Essential Information

MLS® # A2241903
Price \$679,900
Bedrooms 4
Bathrooms 4.00

Full Baths 3

Half Baths 1

Square Footage 1,982 Acres 0.15 Year Built 1990

Type Residential
Sub-Type Detached
Style 2 Storey
Status Active

Community Information

Address 43 Westridge Drive

Subdivision Westridge City Okotoks

County Foothills County

Province Alberta
Postal Code T1S1N3

Amenities

Parking Spaces 4

Parking Double Garage Attached

of Garages 2

Interior

Interior Features Bar, Built-in Features, Granite Counters, Kitchen Island, No Animal

Home, No Smoking Home, Pantry

Appliances Dishwasher, Dryer, Electric Stove, Garage Control(s), Microwave,

Range Hood, Refrigerator, Washer, Water Softener, Window Coverings

Heating Forced Air

Cooling None
Fireplace Yes

of Fireplaces 1

Fireplaces Wood Burning

Has Basement Yes

Basement Finished, Full

Exterior

Exterior Features None

Lot Description Back Lane, Front Yard, Fruit Trees/Shrub(s), Landscaped, Level,

Gazebo, Interior Lot

Roof Asphalt Shingle

Construction Vinyl Siding, Wood Frame

Foundation Wood

Additional Information

Date Listed July 21st, 2025

Days on Market 51
Zoning TN

Listing Details

Listing Office RE/MAX Complete Realty

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