\$915,000 - 2 Ranchers Bay, Okotoks

MLS® #A2214707

\$915,000

5 Bedroom, 4.00 Bathroom, 2,341 sqft Residential on 0.16 Acres

Air Ranch, Okotoks, Alberta

Welcome to this gorgeous, fully finished, upgraded, former show home located in a quiet cul de sac. This stunning home features over 3,266 sq ft of developed space. As you drive up to the home you will be impressed with its great curb appeal. This ambience continues as you step inside and are welcomed by an abundance of natural light, 8 ft doors on the main floor and gorgeous flooring. There is a main floor office with dual aspect windows - perfect for anyone working from home! The spacious living room has a feature wall, modern fireplace and is a great place to relax after a long day. The impressive kitchen has lots of cabinets, gleaming quartz counters, huge island, upgraded stainless steel appliances and a pantry. Entertain in the dining room or step outside onto the west facing deck for a BBQ. Completing this floor is a mud room and half bathroom. Upstairs are 3 good sized bedrooms. The huge primary bedroom has a walk in closet and features a 5 piece ensuite with separate vanities with quartz counters, an oversized tiled shower and a stand alone tub. There is a huge bonus room with feature wall and built in desk. Completing this level is a 4 piece family bathroom and a useful upstairs laundry. The fully finished basement has large bedroom #4 with a 3 piece ensuite featuring a large vanity and a lovely tiled shower. There is a gym with gym flooring or bedroom #5 if you require it and a huge flex/storage room too. This home is situated on a large lot and benefits from an







irrigation system, Great Mountain views and Central Air Conditioning. This home shows beautifully and is located just a quick walk to playparks and shopping. View 3D/Multimedia/Virtual Tour.

Built in 2019

Essential Information

MLS® # A2214707 Price \$915,000

Bedrooms 5
Bathrooms 4.00
Full Baths 3
Half Baths 1

Square Footage 2,341 Acres 0.16 Year Built 2019

Type Residential
Sub-Type Detached
Style 2 Storey
Status Active

Community Information

Address 2 Ranchers Bay

Subdivision Air Ranch
City Okotoks

County Foothills County

Province Alberta
Postal Code T1S 0P2

Amenities

Parking Spaces 4

Parking Double Garage Attached, Front Drive, Garage Door Opener, Garage

Faces Front

of Garages 2

Interior

Interior Features Built-in Features, Closet Organizers, Double Vanity, High Ceilings,

Kitchen Island, Open Floorplan, Pantry, Soaking Tub, Stone Counters,

Storage, Walk-In Closet(s)

Appliances Built-In Oven, Central Air Conditioner, Dishwasher, Dryer, Electric

Cooktop, Garage Control(s), Microwave, Range Hood, Refrigerator,

Washer, Window Coverings

Heating Forced Air, Natural Gas

Cooling Central Air

Fireplace Yes

of Fireplaces 1

Fireplaces Gas, Living Room, Mantle, Tile

Has Basement Yes

Basement Finished, Full

Exterior

Exterior Features Rain Gutters

Lot Description Back Yard, Cul-De-Sac, Irregular Lot, Landscaped, Level

Roof Asphalt Shingle

Construction Composite Siding, Stone, Stucco, Wood Frame

Foundation Poured Concrete

Additional Information

Date Listed April 25th, 2025

Days on Market 20

Zoning TN

Listing Details

Listing Office RE/MAX First

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