

# \$705,000 - 101 Westmount Road, Okotoks

MLS® #A2258177

**\$705,000**

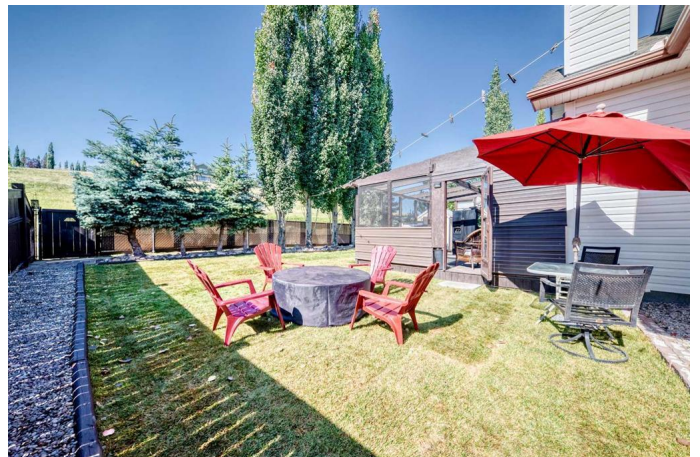
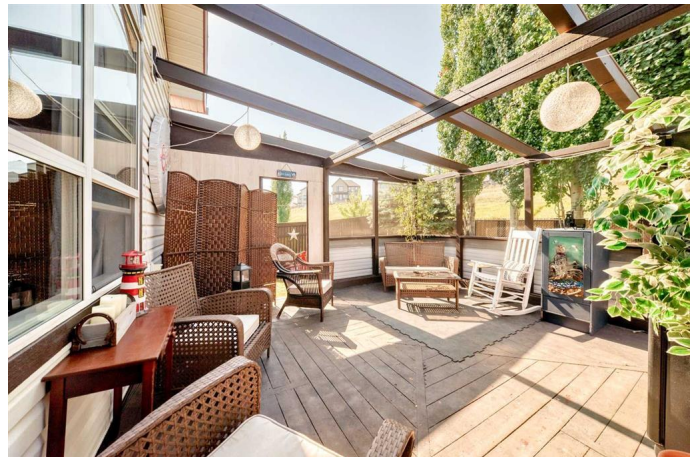
4 Bedroom, 3.00 Bathroom, 1,619 sqft

Residential on 0.13 Acres

Westmount\_OK, Okotoks, Alberta

**\*OPEN HOUSE SUNDAY Sept. 21st**

1:00-3:00\* Experience the charm of this beautiful bungalow offering over 3,000sqft of living space! Backing onto a peaceful greenspace with no neighbours behind, and just a short walk to the nearby K&#19 school, this location can't be beat! Outdoors enjoy a private west facing backyard with large mature trees. Unwind on a generous sun-filled deck with a pergola for shade and style perfect for company or relaxing. Inside you&#17re welcomed by a bright front office, a secondary bedroom, and a well-placed 4-piece main bath. The heart of the home boasts soaring 12-ft ceilings in the living room and kitchen, creating an airy and open atmosphere. A chef&#17s kitchen features new stainless steel appliances, including a smart fridge with a technology screen that lets you play music, go on youtube for recipes and see what's inside while shopping&#17an absolute game changer! With its corner walk-in pantry and abundant cabinet and counter space, this kitchen truly delivers. Cozy up by the wood-burning fireplace on winter evenings, or stay cool in the summer with the comfort of A/C. The spacious primary suite is a private retreat, complete with a 5-piece ensuite, soaker tub, and dual vanity. Conveniently located nearby is the expansive main-floor laundry room with central vac and a walk through mud room to the double attached garage. Engineered hardwood flooring flows through the main living room and kitchen adding timeless style. The fully finished



basement is designed for entertaining, complete with two wet bars and a massive rec room with its own gas fireplace. Down the hall are two generously sized bedrooms, a third bathroom, plus a built-in sauna for ultimate relaxation and ideal for guests or family stays. Thoughtful cabinetry around the wet bar includes hidden pull-outs for a wine rack and pool table accessories, making the space perfect for hosting. The basement also features a private den, neatly tucked away for hobbies or crafts, and the home is equipped with built-in speakers throughout and basement up lighting in the ceiling. Just minutes to shopping centers and within walking distance to the K-9 school, this home is the perfect blend of space, comfort, and convenience. Book your private showing of this exceptional bungalow today! \*See Virtual Tour\*

Built in 2005

### **Essential Information**

MLS® #	A2258177
Price	\$705,000
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	1,619
Acres	0.13
Year Built	2005
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

### **Community Information**

Address	101 Westmount Road
Subdivision	Westmount_OK
City	Okotoks

County	Foothills County
Province	Alberta
Postal Code	T1S 2J5

### Amenities

Parking Spaces	4
Parking	Double Garage Attached, Driveway
# of Garages	2

### Interior

Interior Features	Bar, Ceiling Fan(s), Central Vacuum, Double Vanity, Kitchen Island, No Smoking Home, Sauna, Vaulted Ceiling(s)
Appliances	Dishwasher, Dryer, Electric Range, Microwave Hood Fan, Refrigerator, Washer
Heating	Fireplace(s), Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Gas, Wood Burning
Has Basement	Yes
Basement	Finished, Full

### Exterior

Exterior Features	None
Lot Description	Backs on to Park/Green Space
Roof	Asphalt Shingle
Construction	Vinyl Siding
Foundation	Poured Concrete

### Additional Information

Date Listed	September 18th, 2025
Zoning	TN

### Listing Details

Listing Office	The Real Estate District
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