

# \$549,900 - 54 Crystal Shores Hill, Okotoks

MLS® #A2212928

**\$549,900**

3 Bedroom, 3.00 Bathroom, 1,473 sqft

Residential on 0.08 Acres

Crystal Shores, Okotoks, Alberta

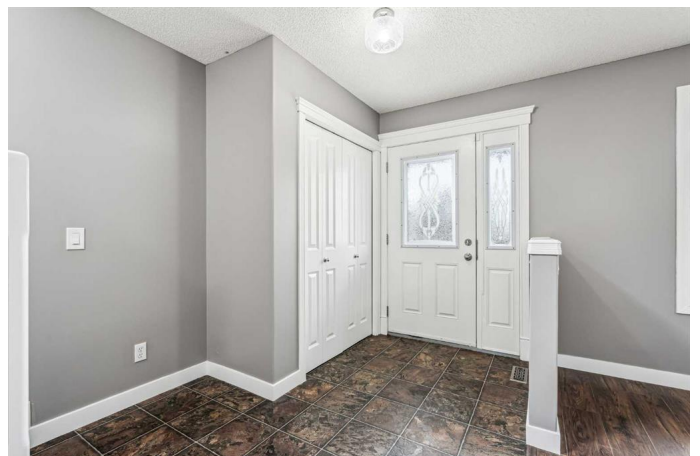
Charming 2-Storey Home in Crystal Shores lake Community!

Discover exceptional value in this delightful 2-storey residence nestled in the sought-after lake community of Crystal Shores. Perfectly situated in a family-friendly neighborhood with no through traffic, this home boasts beautiful curb appeal highlighted by a cozy country-style front veranda—an ideal spot to watch the kids play.

Step inside to a spacious front entry that flows into the inviting living room. Here, you'll find a well-appointed gas fireplace with a stylish tile surround and a charming pillared mantle, perfect for cozy evenings at home. The kitchen is a standout feature, offering ample space, a breakfast bar, and a dining area that comfortably accommodates a full-sized table for entertaining friends and family. Convenience is key with a powder/laundry room located on the main level.

Retreat to the Master Bedroom, which boasts a tucked-away make-up room, a generous walk-in closet, and an oversized 5-piece ensuite that exceeds expectations for a home of this size. Two additional large bedrooms and a 4-piece main bath complete the upper level.

The unfinished basement provides a blank



canvas for your personal touch, offering plenty of space for your creation. Complete with a hot water on demand tankless water heater, triple reverse osmosis water system and water softener. The oversized double detached garage that is a handy mans dream as it can also double as a work shop and has a second level built for ample storage.

With great schools in close proximity and a welcoming community vibe, this home is perfect for families and anyone looking to enjoy life by the lake. Donâ€™t miss out on the chance to make this charming property your own!

Built in 2005

**Essential Information**

MLS® #	A2212928
Price	\$549,900
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,473
Acres	0.08
Year Built	2005
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

**Community Information**

Address	54 Crystal Shores Hill
Subdivision	Crystal Shores
City	Okotoks
County	Foothills County
Province	Alberta
Postal Code	T1S 2h8

## Amenities

Amenities	Beach Access
Parking Spaces	2
Parking	Double Garage Detached, Workshop in Garage
# of Garages	2

## Interior

Interior Features	Central Vacuum, Kitchen Island, No Animal Home, No Smoking Home, Tankless Hot Water, Vinyl Windows
Appliances	Dishwasher, Dryer, Electric Cooktop, Garage Control(s), Range Hood, Refrigerator, Tankless Water Heater, Washer, Water Softener, Window Coverings, Electric Oven, Water Conditioner
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Family Room, Gas
Has Basement	Yes
Basement	Full, Unfinished

## Exterior

Exterior Features	None
Lot Description	Back Lane, Back Yard, City Lot, Rectangular Lot
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

## Additional Information

Date Listed	April 18th, 2025
Days on Market	16
Zoning	TN
HOA Fees	303
HOA Fees Freq.	ANN

## Listing Details

Listing Office	Greater Property Group
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