

# \$949,000 - 402 Crystal Green Manor, Okotoks

MLS® #A2204160

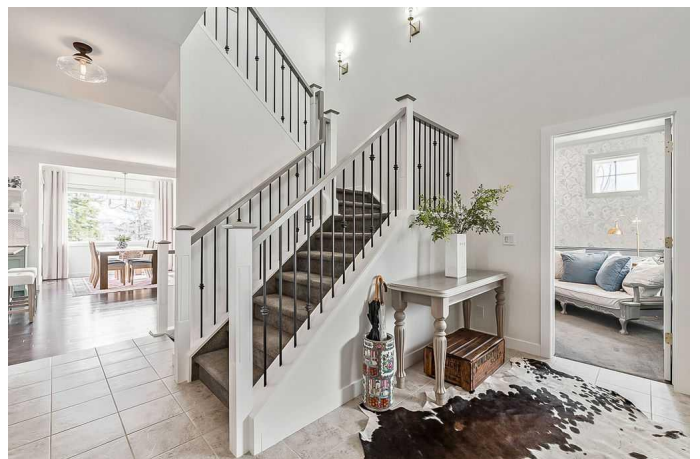
**\$949,000**

4 Bedroom, 4.00 Bathroom, 2,466 sqft

Residential on 0.11 Acres

Crystal Shores, Okotoks, Alberta

STUNNING GOLF COURSE PROPERTY with approx. \$200K renovation showcasing impeccable finishing and gorgeous updates throughout! THE VIEWS alone make this property a standout â€¦ fronting onto rolling landscape & pond, backing onto lush vegetation of the golf course, with superb mountain views from two floors. BUT THEN THERE IS THE HOME . . . one step inside and you will fall in love with everything this home has to offer from its warm ambiance and timeless charm to its simple elegance and refined quality. If you are after VIEWS, QUALITY and DESIGNER STYLE, then THIS IS THE ONE!!! MAIN FLOOR features spacious entry, large study with built-in wall unit, gorgeous kitchen with tall cabinets and oversized island, newer stainless steel appliances, bright living room with fire place and built in cabinetry, and dining room area with windows overlooking golf course. Back hall features built-ins and walk-through pantry, and a beautifully updated half bath. UPPER FLOOR features primary bedroom with views of golf course and spacious ensuite bathroom, two additional bedrooms, full bathroom and large bonus room with mountain views. BASEMENT features fourth bedroom and full bathroom, large recreational room, and spacious workshop area (that could potentially be converted into fifth bedroom with the addition of a window). BACK YARD is beautifully done with large deck and mature vegetation. Simply put, if you are after views,



well laid out spaces, quality and designer style, then THIS IS IT!

RECENT UPDATES include “ new paint throughout (2024), new carpet throughout (2018), updated pantry & kitchen cupboards & backsplash (2021), new trim & crown moulding (2023), updated half bath vanity, lighting, faucet & wallpaper (2019), new study built-ins, trim & wallpaper (2023), new blinds & window coverings (2018), main bath (2019), laundry room (2019), upgraded roof insulation (2019), finished basement (2020), new tankless gas water heater (2019), landscaping (2022), new double-thick insulated garage door (2024).

Built in 2011

**Essential Information**

MLS® #	A2204160
Price	\$949,000
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,466
Acres	0.11
Year Built	2011
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

**Community Information**

Address	402 Crystal Green Manor
Subdivision	Crystal Shores
City	Okotoks
County	Foothills County
Province	Alberta
Postal Code	T1S 0A3

## Amenities

Parking Spaces	4
Parking	Double Garage Attached
# of Garages	2

## Interior

Interior Features	Built-in Features, Ceiling Fan(s), Closet Organizers, Double Vanity, Granite Counters, Kitchen Island, Pantry, See Remarks, Vaulted Ceiling(s), Walk-In Closet(s)
Appliances	Bar Fridge, Dishwasher, Dryer, Electric Range, Garage Control(s), Microwave, Range Hood, Refrigerator, Washer, Window Coverings, Tankless Water Heater
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full

## Exterior

Exterior Features	Lighting, Rain Gutters
Lot Description	Back Yard, Backs on to Park/Green Space, Cul-De-Sac, Views, Irregular Lot
Roof	Asphalt Shingle
Construction	Stone, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

## Additional Information

Date Listed	April 24th, 2025
Days on Market	8
Zoning	TN

## Listing Details

Listing Office	CIR Realty
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