



101 Elm Place Okotoks Alberta

\$325,000

You will not find a more meticulous homeowner than the one who lives here! This beautifully appointed townhome features a well-designed floor plan that maximizes space and comfort. The main level includes a spacious living room with a bay window that seamlessly flows into an open dining area, creating an inviting atmosphere for entertaining. The bright white kitchen is equipped with newer appliances, a cozy breakfast nook, and patio doors that lead to a large deck, freshly stained in 2023. Upstairs, you'll find a generously sized primary bedroom, two additional bedrooms, and a full bathroom, providing ample space for relaxation. The lower level offers a versatile 12 x 10 rec room, perfect for a cozy second gathering space, along with a laundry area, ample storage, a utility room, and convenient access to the garage! Recent updates enhance both the functionality and aesthetics of this stylish residence, including new vinyl flooring and carpet installed in 2022, custom blinds throughout, upgraded plumbing with Poly B replaced, and new light fixtures. New triple pane west windows and new handrails have been approved by the condo board and will be installed when they are ordered and weather permitting. This well-managed, pet-friendly complex of 8 units is ideally situated next to a large recreational park and playground, all within walking distance of Sheep River, scenic pathways, convenient shopping and downtown Okotoks. Condo fees will be \$575/month starting Jan 1, 2025 (id:6769)

Recreational, Games room 12.50 Ft x 10.08 Ft

Furnace 6.25 Ft x 5.42 Ft

2pc Bathroom 5.00 Ft x 5.33 Ft

Dining room 8.83 Ft x 10.17 Ft

Kitchen 10.25 Ft x 7.83 Ft

Living room 13.67 Ft x 23.58 Ft

4pc Bathroom 5.00 Ft x 7.83 Ft

Primary Bedroom 12.33 Ft x 14.92 Ft

Bedroom 8.83 Ft x 13.50 Ft

Bedroom 9.92 Ft x 14.92 Ft

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