



34 Silvertip Gate Rural Foothills County Alberta

\$975,000

Beautiful 1 acre property on municipal water located 15 min South of Calgary or 5 mins East of Okotoks ! 34 Silvertip Gate showcases a very well kept residence offering 3689 sq. ft. of living space featuring 5 bedrooms, 3-bathrooms backing onto green space. Pride of ownership flows through the home and yard seamlessly. The home features flawless hardwood flooring, lots of oversize windows , oak kitchen with island, s/s glass top stove and refrigerator, dining area with access to east facing deck with view of the green space, and closed in storage space under the deck ! Spacious living room offers a gas fireplace and view of the Mountains, a SW facing bright flex room for "work from home office" or study. Primary bedroom offers access to the deck, a walk-in closet, and 5-piece ensuite, two more bedrooms, and oversize laundry room completes the main level. A fully finished bright lower level with full kitchen, family room with another gas fireplace, large hobby room with sink, plus two more bedrooms. Some Highlights for anyone's check list is a paved driveway, aggregated sidewalks, two furnaces, air conditioning, double 23'9 x 25' with 13'9 ceilings attached heated garage with an additional area for work benches and additional storage! Big Bonus... your very own detached 26' x 38' shop with skylights, heated, power and overhead door to park all your toys! The elegant design combined with the many features throughout, makes this one a place you'll want to call home. (id:6769)

Family room 13.17 Ft x 14.67 Ft

Other 8.83 Ft x 10.58 Ft

Other 9.58 Ft x 10.67 Ft

Bedroom 10.75 Ft x 11.00 Ft

Bedroom 8.42 Ft x 14.17 Ft

Other 12.50 Ft x 24.00 Ft

Storage 10.58 Ft x 16.75 Ft

Furnace 7.58 Ft x 14.50 Ft

4pc Bathroom 6.00 Ft x 9.00 Ft

Other 4.75 Ft x 10.67 Ft

Living room 12.25 Ft x 16.25 Ft

Kitchen 10.00 Ft x 10.83 Ft

Dining room 10.00 Ft x 16.33 Ft

Office 11.08 Ft x 11.33 Ft

Laundry room 7.42 Ft x 10.25 Ft

Primary Bedroom 14.08 Ft x 15.00 Ft

Bedroom 10.08 Ft x 11.42 Ft

Bedroom 10.33 Ft x 13.75 Ft

5pc Bathroom 8.58 Ft x 10.75 Ft

Listing Presented By:



Originally Listed by:
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