



45 Cimarron Springs Road Okotoks Alberta

\$834,900

This is a must-visit home. This timeless Kunz custom-built home has over 2820+ developed SF, offering a fully loaded 4-bedroom, 3.5-bath home with 9' knock-down ceilings on the main floor and downstairs. It is on a massive SW PIE lot that meets all your needs. Do you want a garden, trampoline, playhouse, horseshoe pit, private pergola or sunroom? You have endless possibilities and the space to have them all! The dream kitchen has a walk-through pantry, high-end stainless steel appliances with TWO FRIDGES/ice, a convection oven, deep sinks/pull-down tap, custom-built cabinetry including pot drawers, a built-in buffet cabinet serving area with beautiful wallpaper, a granite waterfall sit-up countertops with tons of kitchen island storage. The LIVING ROOM has a gas-stone fireplace mantle adjacent to this open-concept plan. Seeing the beautiful rod-iron railings, you will love the classic slate and wide hardwood flooring as you enter through the large front entry FIBREGLASS door. No detail was too small, from the built-in custom cabinetry in the mudroom to sit and put your shoes on to the rounded drywall corners, 6" elegant CREAM baseboards, and upgraded finishing casing, doors, and hardware. This home has all the extra touches of high-end details and finishings, including upgraded lighting fixtures (even in the closets) and Kohler plumbing. Phantom screens (front and back) and EXTRA LARGE VENTING WINDOWS allow lots of natural light throughout, complete with all window coverings. Upstairs is a generous primary bedroom complete with a ceiling fan, an exquisite 5-piece ensuite with his and her granite sinks, a massive soaker tub, a large walk-in closet, a shower, and a water closet complete with a door for privacy. Two other well-appointed bedrooms have ample closets/organizers and a full bath. The versatile BONUS ROOM (media movie nights, playroom, or other living space...

4pc Bathroom 8.08 Ft x 4.83 Ft

5pc Bathroom 14.42 Ft x 12.75 Ft

Bedroom 12.42 Ft x 11.92 Ft

Bonus Room 14.67 Ft x 13.58 Ft

Primary Bedroom 14.92 Ft x 14.25 Ft

Bedroom 14.33 Ft x 9.08 Ft

Family room 15.58 Ft x 13.58 Ft

Storage 12.67 Ft x 9.83 Ft

2pc Bathroom 5.08 Ft x 4.92 Ft

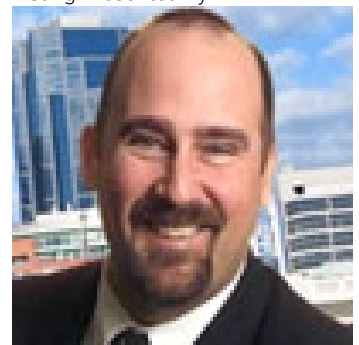
Dining room 13.92 Ft x 7.67 Ft

Foyer 8.25 Ft x 6.08 Ft

Kitchen 13.92 Ft x 13.92 Ft

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4pc Bathroom 8.42 Ft x 4.83 Ft

Bedroom 12.67 Ft x 12.83 Ft

Office 10.42 Ft x 13.08 Ft

Living room 16.00 Ft x 15.33 Ft

Other 8.17 Ft x 9.50 Ft