



15 Elma Street W
Okotoks, Alberta

MLS # A2241158



\$699,000

Division:	Heritage Okotoks		
Type:	Residential/House		
Style:	1 and Half Storey		
Size:	1,584 sq.ft.	Age:	1905 (121 yrs old)
Beds:	4	Baths:	2 full / 1 half
Garage:	Parking Pad		
Lot Size:	0.09 Acre		
Lot Feat:	Back Lane, Rectangular Lot		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Ceramic Tile, Hardwood	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Wood Frame, Wood Siding	Zoning:	D
Foundation:	Preserved Wood	Utilities:	-
Features:	Kitchen Island		

Inclusions: Main floor appliances are fridge, built-in oven, electric cooktop, dishwasher, stacking washer & dryer. Lower level appliances are, (fridge, elec stove in as is condition) washer & dryer hookup.

Welcome to Your Beautiful, Move-In Ready Home! Step into this inviting single-family "Character Home", set apart by its charming front yard and bathed in natural sunlight throughout the spacious main floor. The bright and airy living room flows beautifully into the dining area, cozy breakfast nook, and an impressive kitchen—fully equipped with abundant cabinetry and ample space for cooking. Enjoy two generously sized main floor bedrooms, each with built-in cabinets and a handy office nook—perfect for work-from-home days or homework sessions. A full 4-piece bathroom and convenient laundry area add to the family-friendly functionality on this level. Retreat upstairs to your private master suite, where you’ll find a large bedroom, walk-in closet, a dedicated 2-piece ensuite, and peaceful privacy—ideal for unwinding after a busy day. The spacious basement offers plenty of room for extended family or guests, complete with a second kitchen, bedroom, and its own 4-piece bathroom—ensuring comfort and privacy for everyone. Step outside to a large, comfortable deck—the perfect spot for summer barbeques, entertaining friends, or simply relaxing with your morning coffee in the sunshine. This home truly has it all—versatile living spaces, thoughtful updates, and plenty of room for your growing family! Don’t miss your chance to make it yours.