



105 Crystalridge Drive  
Okotoks, Alberta

MLS # A2301384



**\$625,000**

<b>Division:</b>	Crystalridge		
<b>Type:</b>	Residential/House		
<b>Style:</b>	2 Storey		
<b>Size:</b>	1,906 sq.ft.	<b>Age:</b>	1994 (32 yrs old)
<b>Beds:</b>	5	<b>Baths:</b>	4
<b>Garage:</b>	Concrete Driveway, Double Garage Attached		
<b>Lot Size:</b>	0.14 Acre		
<b>Lot Feat:</b>	Back Lane, Back Yard, Corner Lot, Few Trees, Front Yard, Garden, Irregular		

<b>Heating:</b>	Forced Air, Natural Gas	<b>Water:</b>	-
<b>Floors:</b>	Carpet, Hardwood, Other	<b>Sewer:</b>	-
<b>Roof:</b>	Cedar Shake	<b>Condo Fee:</b>	-
<b>Basement:</b>	Full	<b>LLD:</b>	-
<b>Exterior:</b>	Brick, Vinyl Siding, Wood Frame	<b>Zoning:</b>	TN
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-
<b>Features:</b>	See Remarks		

**Inclusions:** None

OPEN HOUSE THIS SUNDAY APRIL 26th FROM 11am-1pm! Welcome home, move-in-ready two-storey situated on a desirable corner lot in Crystal Shores—just steps from parks, pathways, schools, and the lake. The main level offers a bright, open-concept layout featuring a versatile den, a welcoming living room with a cozy fireplace, and a well-appointed kitchen complete with a central island, corner pantry, and generous dining space. Upstairs, you’ll find a spacious primary retreat showcasing a well-designed ensuite, and a walk-in closet, along with two additional bedrooms and a full main bathroom. The fully finished basement is light and inviting, offering a large fourth bedroom and an additional full bath—perfect for guests or growing families. The west-facing backyard is truly a private retreat, complete with a hot tub, underground sprinklers, expansive deck, concrete patio, and plenty of green space to enjoy. Ideally located within walking distance to schools and just minutes from the Okotoks Recreation Centre, plus exclusive access to Crystal Shores Lake—featuring year-round activities including skating, swimming, boating, fishing, and more. Reach out today for more information on this exceptional home!