



**59 D'arcy Boulevard
Okotoks, Alberta**

MLS # A2314595



\$609,900

Division:	D'arcy Ranch		
Type:	Residential/Four Plex		
Style:	2 Storey		
Size:	1,487 sq.ft.	Age:	2019 (7 yrs old)
Beds:	4	Baths:	3 full / 1 half
Garage:	Double Garage Detached, Garage Door Opener, Garage Faces Rear		
Lot Size:	0.06 Acre		
Lot Feat:	Back Lane, Front Yard, Low Maintenance Landscape, Rectangular Lot		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Ceramic Tile, Hardwood	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Vinyl Siding, Wood Frame	Zoning:	NC
Foundation:	Poured Concrete	Utilities:	-
Features:	Closet Organizers, High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Quartz Counters, Vinyl Windows, Walk-In Closet(s)		
Inclusions:	N/A		

Welcome to this beautifully maintained end-unit home with NO CONDO FEES, located in the highly desirable community of D'Arcy. Surrounded by greenspaces, mountain views, golf courses, walking and biking paths, shopping, and offering an easy commute to Calgary, this is the perfect place to enjoy both convenience and lifestyle. Immaculately presented and move-in ready, this home welcomes you with a tiled entrance and impressive 9-foot ceilings. Hardwood flooring flows throughout the living room, dining area, and kitchen, creating a warm and stylish main level. The spacious living room is the perfect place to relax after a long day, while the generous dining area features a transom window allowing natural light to pour in. The stunning kitchen is truly the heart of the home, showcasing white ceiling-height cabinetry, upgraded backsplash, stainless steel appliances, a huge island with eating bar, pantry, and abundant quartz counter space — ideal for entertaining and everyday living. A rear tiled entrance and convenient 2-piece bathroom complete the main floor. Step outside into the low-maintenance south-facing backyard featuring a concrete patio and storage shed — the perfect spot to enjoy summer sunshine. Upstairs offers three generously sized bedrooms, including a spacious primary suite with mountain views, walk-in closet, and a beautiful 4-piece ensuite with oversized quartz vanity. The upper level also features convenient stacked laundry and a stylish 4-piece family bathroom with tiled flooring and quartz countertops. The professionally finished basement, completed by the builder, expands the living space with a huge family/games room, a large fourth bedroom, another full 4-piece bathroom with quartz vanity, and additional storage space. Additional highlights include an oversized double garage, no smoking, and no pets in

the home. This exceptional property combines space, style, and an unbeatable location in one of Okotoks's most popular new communities. View 3D/Multi Media/Virtual Tour