



GRASSROOTS
REALTY GROUP

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4210, 92 Crystal Shores Road
Okotoks, Alberta

MLS # A2332604



\$319,900

Division:	Crystal Shores		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment-Single Level Unit		
Size:	869 sq.ft.	Age:	2005 (21 yrs old)
Beds:	2	Baths:	2
Garage:	Parkade, Stall, Titled, Underground		
Lot Size:	-		
Lot Feat:	-		

Heating: In Floor, Natural Gas

Floors: Carpet, Vinyl Plank

Roof: Asphalt Shingle

Basement: -

Exterior: Stone, Wood Frame

Foundation: Poured Concrete

Features: Ceiling Fan(s), Granite Counters, High Ceilings, No Animal Home, No Smoking Home

Water: -

Sewer: -

Condo Fee: \$ 521

LLD: -

Zoning: NC

Utilities: -

Inclusions: TV and Mounting Bracket

Welcome to the perfect combination of low-maintenance living, outstanding amenities, and one of Okotoks' most sought-after communities. Located in the desirable Mesa at Crystal Shores, this beautifully maintained condominium offers the lifestyle today's buyers are searching for. As a resident of Crystal Shores, you will enjoy exclusive access to Okotoks' only private lake, where you can spend your summers swimming, kayaking, paddleboarding, fishing, relaxing on the beach, or enjoying family picnics by the water. Throughout the year, the lake transforms into a true four-season destination with skating and outdoor winter activities. Combined with nearby walking pathways, parks, schools, shopping, restaurants, golf, and recreation facilities, Crystal Shores continues to be one of Okotoks' premier communities. The Mesa complex further enhances your lifestyle with exceptional resident amenities, including a fitness centre, games room, owners' lounge, outdoor courtyard, and ample visitor parking, providing outstanding value beyond your front door. Inside, the thoughtfully designed floor plan offers bright, open-concept living through the kitchen, dining area, and living room, creating an inviting space for both everyday living and entertaining. The living room is anchored by a cozy gas fireplace, while the kitchen features granite countertops, updated stainless steel appliances, and plenty of workspace for preparing meals and gathering with family and friends. The primary suite provides a comfortable private retreat with generous closet space and its own full ensuite bathroom. A second bedroom and full bathroom make this home equally well suited for guests, family members, or a roommate. The versatile den provides the perfect space for a home office, reading area, or hobby room, while the in-suite laundry adds everyday convenience. One of this home's standout

features is the inclusion of two separately titled parking stalls. One secure underground stall and one surface stall. Offering exceptional flexibility for two vehicles. Move-in ready and offering the perfect balance of comfort, convenience, and lifestyle, this home combines two bedrooms, two full bathrooms, a flexible den, two titled parking stalls, and outstanding community amenities in one exceptional package. If you have been searching for maintenance-free living without compromising on lifestyle, this Crystal Shores opportunity deserves your attention.