



GRASSROOTS
REALTY GROUP

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16 Robinson Drive
Okotoks, Alberta

MLS # A2350864



\$599,900

Division:	Suntree		
Type:	Residential/House		
Style:	Bi-Level		
Size:	1,402 sq.ft.	Age:	1977 (49 yrs old)
Beds:	5	Baths:	2 full / 1 half
Garage:	Double Garage Detached, Heated Garage, Insulated		
Lot Size:	0.14 Acre		
Lot Feat:	Back Yard, Backs on to Park/Green Space, Few Trees, Landscaped, Lawn, L		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Ceramic Tile, Hardwood	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Stucco, Wood Frame, Wood Siding	Zoning:	TN
Foundation:	Poured Concrete	Utilities:	-
Features:	Breakfast Bar, Central Vacuum, No Smoking Home, Stone Counters, Vinyl Windows		

Inclusions: Murphy bed in second bedroom. Garage Heater

Welcome to 16 Robinson Drive. A place where time slows down the minute you pull into the driveway. Mature trees and a meandering sidewalk lead to the charming front entrance of this nicely updated home. Inside beautiful wood floors lead you through the remodeled open floorplan of the living , dining, and kitchen space. Warm colors , large windows, a wood burning fireplace, and updated fixtures provide an elegance you won't find in newer homes. The expansive kitchen provides plenty of storage, counter space , and room for more than one chef! The nicely updated stainless steel appliances, quartz counters, and flooring, make this kitchen not only functional but also stylish. The 3 bedrooms on the main level are just a quick walk down the hallway. The primary bedroom boasts space for your furniture , a 2 piece ensuite, and nice windows looking out to the back yard. This functional plan provides 2 more bedrooms and a full bathroom that complete this main level. The fully finished lower level gives and abundance of space for hobbies, living space, a optional kitchen space, or whatever your needs may be. 2 more bedrooms, another full bathroom, storage, and laundry complete the lower level. Mechanical has been updated over the years with Radon mitigation, a new hot water tank, and newer water softener. The double detached garage is insulated, heated, and features a beautiful new door. Backing onto greenspace and town recreation space, and steps to shopping, rec plex, schools, playgrounds, and parks. Convenient north location for your city commute. Walk to Okotoks Downtown district to enjoy one of the many events the town offers. All you have to do here is move in and enjoy !