

# \$415,000 - 70 Crystal Shores Cove, Okotoks

MLS® #A2260860

**\$415,000**

2 Bedroom, 3.00 Bathroom, 1,337 sqft

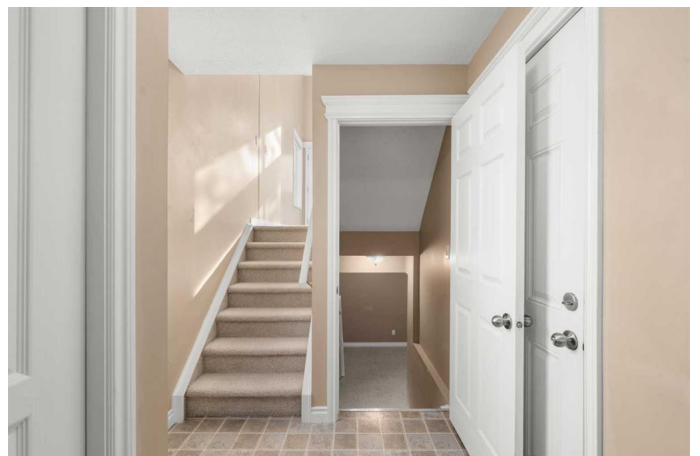
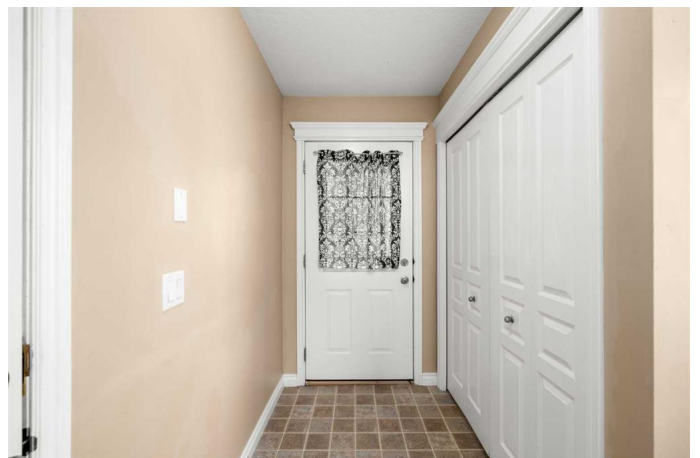
Residential on 0.06 Acres

Crystal Shores, Okotoks, Alberta

Welcome to this lovely End unit Townhome in the popular lake community of Crystal Shores. Just a short walk to the beach, schools and Okotoks pathway system making it a perfect location! As you step into the home you will appreciate the spacious entrance. On the next level is a huge living room with high ceilings and a corner gas fireplace - a perfect place to relax after a long day! From this level you can step out onto the east facing deck for your morning coffee and enjoy the sunrise. On the next level is a great kitchen with maple cabinets, white appliances, a central island and plenty of counterspace. Enjoy family mealtimes in the large dining space with its west facing windows. Completing this level is a half bath and a laundry. Upstairs is a great den/bonus room (or potentially bedroom #3 if required) and 2 good sized bedrooms. The master bedroom features a 4 piece ensuite and a walk in closet. There is also an additional 4 piece bathroom on this level for your convenience. The fully finished basement makes a great family room (or an additional bedroom if required) and there is additional storage on this level too. There is a new hot water tank and did I mention the attached single car garage? Come and enjoy all the fabulous lake amenities when you own this great townhouse.

Built in 2003

## Essential Information



|                |               |
|----------------|---------------|
| MLS® #         | A2260860      |
| Price          | \$415,000     |
| Bedrooms       | 2             |
| Bathrooms      | 3.00          |
| Full Baths     | 2             |
| Half Baths     | 1             |
| Square Footage | 1,337         |
| Acres          | 0.06          |
| Year Built     | 2003          |
| Type           | Residential   |
| Sub-Type       | Row/Townhouse |
| Style          | 4 Level Split |
| Status         | Active        |

### Community Information

|             |                        |
|-------------|------------------------|
| Address     | 70 Crystal Shores Cove |
| Subdivision | Crystal Shores         |
| City        | Okotoks                |
| County      | Foothills County       |
| Province    | Alberta                |
| Postal Code | T1S 2B4                |

### Amenities

|                |                                                                                              |
|----------------|----------------------------------------------------------------------------------------------|
| Amenities      | Parking, Trash, Visitor Parking                                                              |
| Parking Spaces | 2                                                                                            |
| Parking        | Concrete Driveway, Garage Door Opener, Garage Faces Front, Insulated, Single Garage Attached |
| # of Garages   | 1                                                                                            |

### Interior

|                   |                                                                                                          |
|-------------------|----------------------------------------------------------------------------------------------------------|
| Interior Features | Closet Organizers, High Ceilings, Kitchen Island, Laminate Counters, No Smoking Home, Vinyl Windows      |
| Appliances        | Dishwasher, Dryer, Electric Stove, Garage Control(s), Range Hood, Refrigerator, Washer, Window Coverings |
| Heating           | Fireplace(s), Forced Air, Natural Gas                                                                    |
| Cooling           | None                                                                                                     |
| Fireplace         | Yes                                                                                                      |
| # of Fireplaces   | 1                                                                                                        |
| Fireplaces        | Gas, Living Room, Mantle                                                                                 |

|              |      |
|--------------|------|
| Has Basement | Yes  |
| Basement     | Full |

## Exterior

|                   |                                                                             |
|-------------------|-----------------------------------------------------------------------------|
| Exterior Features | None                                                                        |
| Lot Description   | Cul-De-Sac, Low Maintenance Landscape, No Neighbours Behind, Pie Shaped Lot |
| Roof              | Asphalt Shingle                                                             |
| Construction      | Vinyl Siding                                                                |
| Foundation        | Poured Concrete                                                             |

## Additional Information

|                |                   |
|----------------|-------------------|
| Date Listed    | October 1st, 2025 |
| Days on Market | 31                |
| Zoning         | NC                |
| HOA Fees       | 303               |
| HOA Fees Freq. | ANN               |

## Listing Details

|                |              |
|----------------|--------------|
| Listing Office | RE/MAX First |
|----------------|--------------|

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.