

# \$599,999 - 296 Cimarron Boulevard, Okotoks

MLS® #A2213736

**\$599,999**

4 Bedroom, 4.00 Bathroom, 1,554 sqft

Residential on 0.09 Acres

Cimarron, Okotoks, Alberta

This beautifully updated two-story detached home is nestled in the heart of the sought-after Cimarron community – known for its family-friendly vibe, excellent schools, and convenient access to shopping, parks, and more.

Offering 4 spacious bedrooms and 3.5 bathrooms, this home is perfect for growing families or first-time buyers looking to settle into comfort and style. The main floor boasts a fully renovated kitchen featuring elegant stone countertops, sleek stainless steel appliances, modern lighting, and rich hardwood flooring that flows throughout the space.

Upstairs, you’ll find a generously sized primary suite with plenty of room to relax, along with two additional bedrooms and a dedicated office space – ideal for remote work or homework zones.

The fully finished basement provides even more living space – perfect for a rec room, gym, or guest suite. With clean, contemporary paint colors throughout, this home is truly move-in ready.

Don’t miss this incredible opportunity to own in one of Okotoks’ most welcoming communities.

Built in 2005



## Essential Information

|                |             |
|----------------|-------------|
| MLS® #         | A2213736    |
| Price          | \$599,999   |
| Bedrooms       | 4           |
| Bathrooms      | 4.00        |
| Full Baths     | 3           |
| Half Baths     | 1           |
| Square Footage | 1,554       |
| Acres          | 0.09        |
| Year Built     | 2005        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | 2 Storey    |
| Status         | Active      |

## Community Information

|             |                        |
|-------------|------------------------|
| Address     | 296 Cimarron Boulevard |
| Subdivision | Cimarron               |
| City        | Okotoks                |
| County      | Foothills County       |
| Province    | Alberta                |
| Postal Code | T1S 2H2                |

## Amenities

|                |                        |
|----------------|------------------------|
| Parking Spaces | 4                      |
| Parking        | Double Garage Attached |
| # of Garages   | 2                      |

## Interior

|                   |                                                                                        |
|-------------------|----------------------------------------------------------------------------------------|
| Interior Features | Stone Counters, Storage                                                                |
| Appliances        | Dishwasher, Dryer, Electric Stove, Garage Control(s), Range Hood, Refrigerator, Washer |
| Heating           | Forced Air, Natural Gas                                                                |
| Cooling           | None                                                                                   |
| Has Basement      | Yes                                                                                    |
| Basement          | Finished, Full                                                                         |

## Exterior

|                   |              |
|-------------------|--------------|
| Exterior Features | Private Yard |
|-------------------|--------------|

|                 |                                                    |
|-----------------|----------------------------------------------------|
| Lot Description | Back Lane, Back Yard, Lawn, Level, Rectangular Lot |
| Roof            | Asphalt Shingle                                    |
| Construction    | Stone, Vinyl Siding, Wood Frame                    |
| Foundation      | Poured Concrete                                    |

**Additional Information**

|                |                  |
|----------------|------------------|
| Date Listed    | April 24th, 2025 |
| Days on Market | 7                |
| Zoning         | TN               |

**Listing Details**

|                |            |
|----------------|------------|
| Listing Office | CIR Realty |
|----------------|------------|

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