

# \$645,000 - 17 Juniper Street, Okotoks

MLS® #A2227771

**\$645,000**

4 Bedroom, 4.00 Bathroom, 1,711 sqft

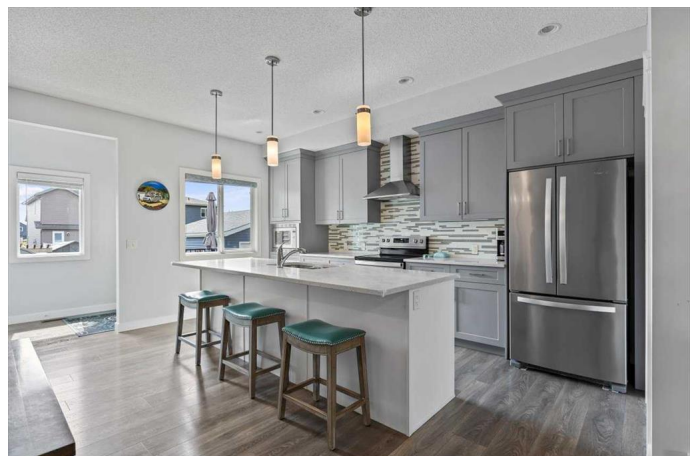
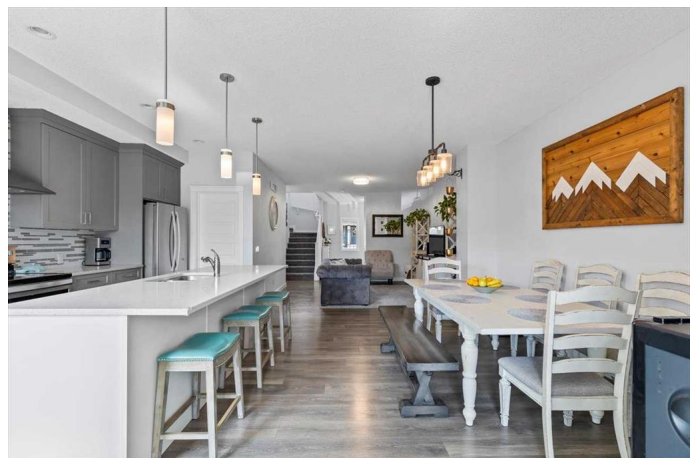
Residential on 0.08 Acres

D'arcy Ranch, Okotoks, Alberta

Stylish, spacious, and move-in ready - welcome to your new home in Okotoks. This beautifully finished 4-bedroom, 3.5-bathroom home offers the perfect blend of style, comfort, and value in one of Okotoks's most desirable new communities. Step inside to a bright and open main floor featuring a spacious living area, a modern kitchen with high-end finishes, and a dining space ideal for family meals or entertaining guests. Upstairs, you'll find a generous primary suite with a walk-in closet and private ensuite, along with two additional bedrooms and a full bathroom. The real showstopper? A professionally finished basement with over \$50,000 in upgrades - including a large fourth bedroom, a rec room, and a custom bar with premium countertops - designed for both relaxation and entertaining in style. Outside, you'll enjoy a landscaped backyard, a quiet street, and a vibrant, family-friendly neighbourhood. Plus, two brand-new schools have been approved to be built nearby: a K-9 school planned for the D'Arcy Ranch development, and a new high school (Grades 10-12) to be built along 32nd Street, south of Meadow Ridge School. The location is ideal for families planning their future.

This is a turnkey opportunity you don't want to miss. Schedule your private showing today!

Built in 2019



## Essential Information

|                |             |
|----------------|-------------|
| MLS® #         | A2227771    |
| Price          | \$645,000   |
| Bedrooms       | 4           |
| Bathrooms      | 4.00        |
| Full Baths     | 3           |
| Half Baths     | 1           |
| Square Footage | 1,711       |
| Acres          | 0.08        |
| Year Built     | 2019        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | 2 Storey    |
| Status         | Active      |

## Community Information

|             |                   |
|-------------|-------------------|
| Address     | 17 Juniper Street |
| Subdivision | D'arcy Ranch      |
| City        | Okotoks           |
| County      | Foothills County  |
| Province    | Alberta           |
| Postal Code | T1S 5S2           |

## Amenities

|                |                                       |
|----------------|---------------------------------------|
| Parking Spaces | 2                                     |
| Parking        | Alley Access, Off Street, Parking Pad |

## Interior

|                   |                                                                                                                           |
|-------------------|---------------------------------------------------------------------------------------------------------------------------|
| Interior Features | Bar, High Ceilings, Kitchen Island, Quartz Counters                                                                       |
| Appliances        | Central Air Conditioner, Dishwasher, Dryer, Electric Stove, Microwave, Range Hood, Refrigerator, Washer, Window Coverings |
| Heating           | Forced Air, Natural Gas                                                                                                   |
| Cooling           | Central Air                                                                                                               |
| Has Basement      | Yes                                                                                                                       |
| Basement          | Finished, Full                                                                                                            |

## Exterior

|                   |                                              |
|-------------------|----------------------------------------------|
| Exterior Features | Other                                        |
| Lot Description   | Back Lane, Back Yard, Front Yard, Landscaped |

|              |                          |
|--------------|--------------------------|
| Roof         | Asphalt Shingle          |
| Construction | Vinyl Siding, Wood Frame |
| Foundation   | Poured Concrete          |

**Additional Information**

|                |                |
|----------------|----------------|
| Date Listed    | June 4th, 2025 |
| Days on Market | 10             |
| Zoning         | TN             |

**Listing Details**

|                |             |
|----------------|-------------|
| Listing Office | Real Broker |
|----------------|-------------|

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