

# \$600,000 - 367 D'arcy Ranch Drive, Okotoks

MLS® #A2218900

**\$600,000**

4 Bedroom, 4.00 Bathroom, 1,426 sqft

Residential on 0.07 Acres

D'arcy Ranch, Okotoks, Alberta

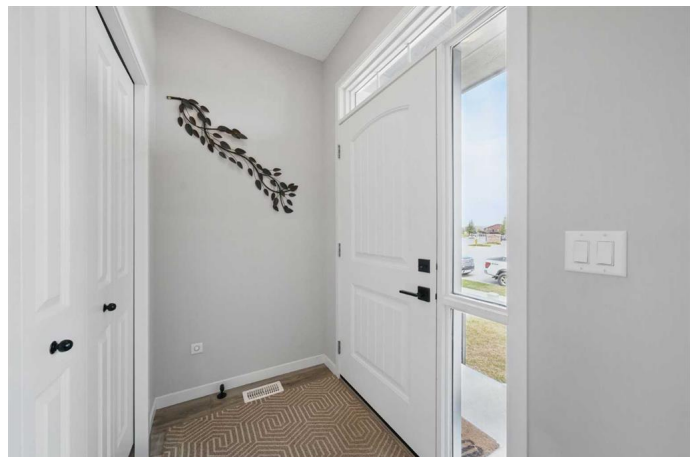
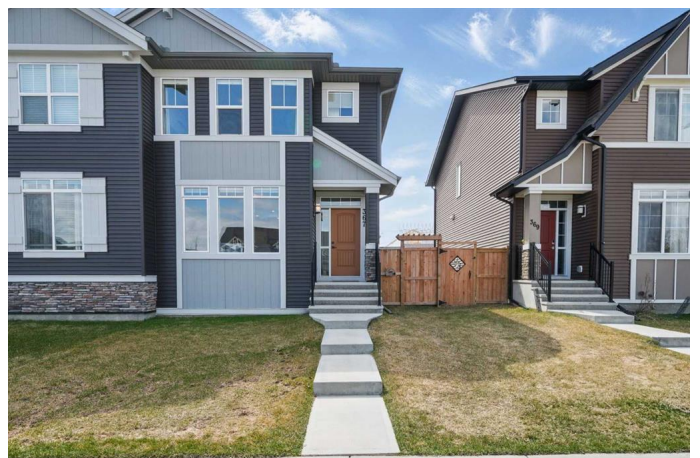
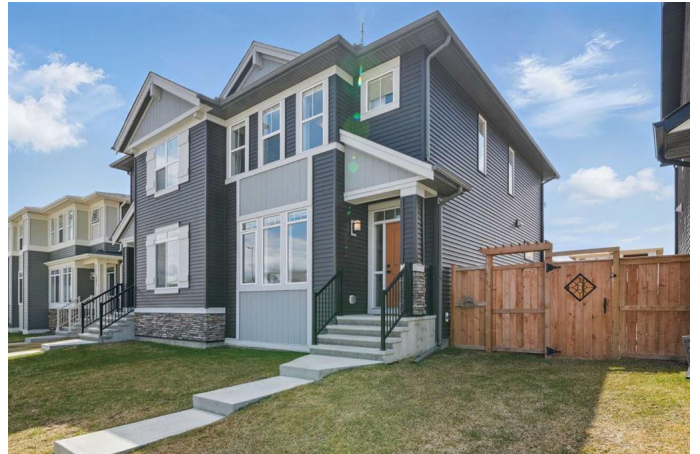
Step into comfort and style in this stunning one-side unit of a side-by-side duplex, thoughtfully designed with modern living in mind. The main floor features bright 9-foot ceilings and a spacious open-concept layout, seamlessly connecting the kitchen, dining, and living areas—perfect for both entertaining and everyday living. The kitchen is equipped with sleek stainless steel appliances and elegant quartz countertops, adding both functionality and a touch of luxury.

Upstairs, enjoy a large master bedroom complete with a beautiful ensuite bathroom, along with two additional bedrooms and a full bath—ideal for families or guests. The fully finished basement adds valuable living space, offering a fourth bedroom, a generous rec room, and a dedicated laundry area.

With over 2,000 sq ft of living space and a 2-car detached garage, there's plenty of room to live, work, and play in comfort and style.

Located right across from the golf course and just minutes from shopping, schools, and restaurants, this home combines unbeatable convenience with a comfortable lifestyle.

Whether you're a first-time buyer or a growing family, this move-in-ready home checks all the boxes!



Built in 2020

## Essential Information

|                |                        |
|----------------|------------------------|
| MLS® #         | A2218900               |
| Price          | \$600,000              |
| Bedrooms       | 4                      |
| Bathrooms      | 4.00                   |
| Full Baths     | 3                      |
| Half Baths     | 1                      |
| Square Footage | 1,426                  |
| Acres          | 0.07                   |
| Year Built     | 2020                   |
| Type           | Residential            |
| Sub-Type       | Semi Detached          |
| Style          | 2 Storey, Side by Side |
| Status         | Active                 |

## Community Information

|             |                        |
|-------------|------------------------|
| Address     | 367 D'arcy Ranch Drive |
| Subdivision | D'arcy Ranch           |
| City        | Okotoks                |
| County      | Foothills County       |
| Province    | Alberta                |
| Postal Code | T1S 5T5                |

## Amenities

|                |                        |
|----------------|------------------------|
| Parking Spaces | 2                      |
| Parking        | Double Garage Detached |
| # of Garages   | 2                      |

## Interior

|                   |                                                                                                            |
|-------------------|------------------------------------------------------------------------------------------------------------|
| Interior Features | Kitchen Island, Open Floorplan, Pantry, Quartz Counters, Walk-In Closet(s)                                 |
| Appliances        | Dishwasher, Dryer, Garage Control(s), Microwave Hood Fan, Refrigerator, Stove(s), Washer, Window Coverings |
| Heating           | Forced Air, Natural Gas                                                                                    |
| Cooling           | Central Air                                                                                                |
| Has Basement      | Yes                                                                                                        |
| Basement          | Finished, Full                                                                                             |

**Exterior**

|                   |                          |
|-------------------|--------------------------|
| Exterior Features | Private Yard             |
| Lot Description   | Back Yard                |
| Roof              | Asphalt Shingle          |
| Construction      | Vinyl Siding, Wood Frame |
| Foundation        | Poured Concrete          |

**Additional Information**

|                |                |
|----------------|----------------|
| Date Listed    | May 15th, 2025 |
| Days on Market | 1              |
| Zoning         | TN             |

**Listing Details**

|                |            |
|----------------|------------|
| Listing Office | eXp Realty |
|----------------|------------|

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