

## 21 Alcock Close Okotoks, Alberta

MLS # A2215468



# \$599,000

<b>Division:</b>	Rosemont		
<b>Type:</b>	Residential/House		
<b>Style:</b>	Bi-Level		
<b>Size:</b>	1,024 sq.ft.	<b>Age:</b>	1997 (28 yrs old)
<b>Beds:</b>	4	<b>Baths:</b>	2 full / 1 half
<b>Garage:</b>	Double Garage Attached		
<b>Lot Size:</b>	0.12 Acre		
<b>Lot Feat:</b>	Backs on to Park/Green Space, No Neighbours Behind		

<b>Heating:</b>	Forced Air	<b>Water:</b>	-
<b>Floors:</b>	Carpet, Hardwood	<b>Sewer:</b>	-
<b>Roof:</b>	Asphalt Shingle	<b>Condo Fee:</b>	-
<b>Basement:</b>	Finished, Full	<b>LLD:</b>	-
<b>Exterior:</b>	Vinyl Siding, Wood Frame	<b>Zoning:</b>	TN
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-
<b>Features:</b>	Ceiling Fan(s), Laminate Counters		

**Inclusions:** N/A

Charming Bungalow in Rosemont Backing onto the Park with Mountain Views! Welcome to this beautifully maintained bungalow nestled in the heart of Rosemont, one of Okotoks's more established and peaceful neighborhoods. Backing directly onto a park with stunning mountain views, this home offers the perfect blend of comfort, charm, and convenience. Step inside and enjoy the airy, open floor plan filled with natural light. The spacious living area features a cozy fireplace, perfect for curling up on cool evenings. The kitchen is upgraded with a gas range, an easily accessible pantry and plenty of light from the west facing windows. The kitchen and dining space flow effortlessly, making it ideal for both everyday living and entertaining. The main floor hosts the generously sized primary bedroom with its own private 2-piece ensuite, along with a second well-proportioned bedroom and a 4-piece bathroom. Downstairs, the fully finished basement offers two additional bedrooms and a large family room for movie nights or playtime, and a dedicated laundry room with extra storage. The basement also contains a 3-piece bathroom and plenty of space in the utility room for extra storage. Outside, enjoy morning coffee on the sweet front porch or unwind on the back deck overlooking the park, with the mountains in the distance. A double attached garage adds convenience and ample space for vehicles and gear. With its inviting layout, well-cared-for interiors, and unbeatable location backing onto green space with close proximity to shopping and schools this home is the perfect place to settle in and make memories.