

79 Drake Landing Way  
Okotoks, Alberta

MLS # A2220524



\$729,000

Heating:	Fireplace(s), Forced Air	Water:	-
Floors:	Carpet, Ceramic Tile, Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Finished, Full	LLD:	-
Exterior:	Vinyl Siding, Wood Frame	Zoning:	TN
Foundation:	Poured Concrete	Utilities:	-
Features:	Bar, Ceiling Fan(s), High Ceilings, Kitchen Island, No Smoking Home, Pantry, Storage, Walk-In Closet(s), Wet Bar		

**Inclusions:** refrigerator, electric stove, microwave hoodfan, dishwasher, rough in for central vac, washer, dryer, window coverings, garage opener and control(s), security system hardware (as is), central air conditioner, 3-season gazebo, firepit, shed, garage shelving, murphy bed in basement, two TV mounts, camera door bell

Welcome to Drake Landing &ndash; where family living meets comfort and convenience! This beautifully updated 2-storey home is perfectly situated in one of Okotoks&rsquo; most sought-after communities, just steps from schools, parks, shopping, and all the amenities your family needs. Step inside and fall in love with the fresh, modern feel&mdash;new carpets, fresh paint, and stunning flooring set the tone throughout. The heart of the home is the gorgeous, fully renovated kitchen, thoughtfully designed with style and functionality. A front office/flex area is an added feature of the main floor, as is a main floor laundry room. Upstairs, you&rsquo;ll find a massive primary bedroom retreat, two generously sized kids&rsquo; rooms, and a spacious bonus room&mdash;ideal for family movie nights or a playroom. The fully developed basement offers even more space to spread out, complete with a cozy rec room, wet bar, full bathroom, and a versatile guest bedroom with built-in Murphy bed for added flexibility. Outside, your private backyard oasis awaits&mdash;rugged with mature trees and shrubs for privacy, a large deck with sleek metal railing, and a separate 3-season covered gazebo that&rsquo;s perfect for relaxing or entertaining, rain or shine. Central Air Conditioning keeps you comfortable all summer and the oversized double garage gives extra space for a work area. This is a home that truly checks all the boxes. Don&rsquo;t miss your chance to put down roots in Drake Landing&mdash;where community, comfort, and value come together.