

\$549,500 - 91 Cimarron Grove Close, Okotoks

MLS® #A2256938

\$549,500

3 Bedroom, 3.00 Bathroom, 1,372 sqft

Residential on 0.07 Acres

Cimarron Grove, Okotoks, Alberta

Lifeâ€™s Better in Cimarron Grove â€“ Stylish 2 Storey with All the Perks

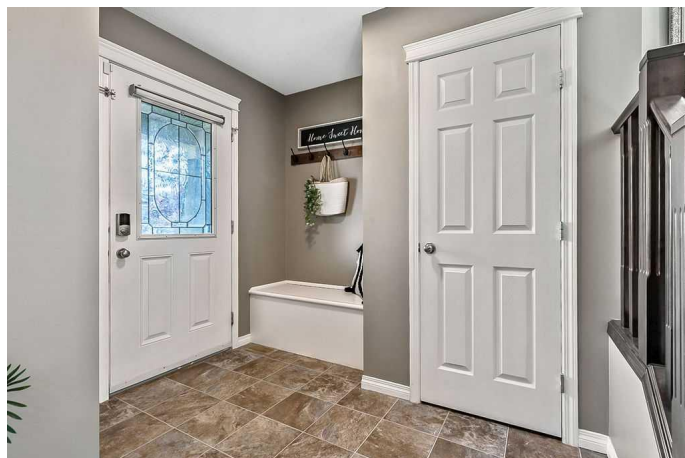
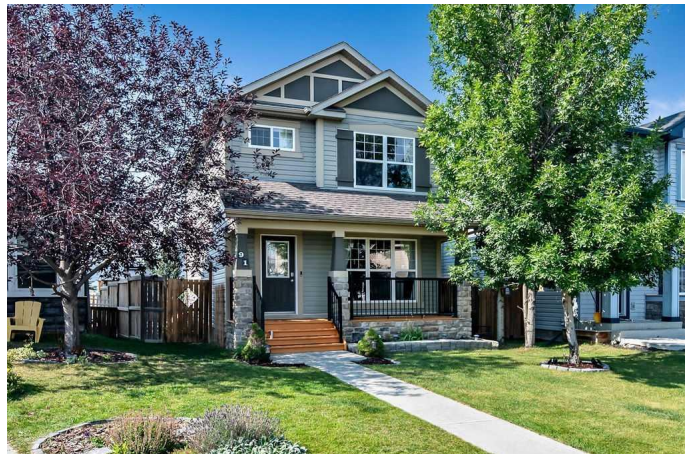
This isnâ€™t just a house â€“ itâ€™s your new happy place. From the storybook front porch to the sun-filled backyard deck, this Cimarron Grove 2 storey has all the charm, style, and comfort youâ€™ve been searching for.

Inside, the layout just works â€“ a cozy living room with a stone fireplace, a kitchen thatâ€™s as perfect for weeknight tacos as it is for wine nights with friends, and a dining space that begs for lazy Saturday brunches. Upstairs, the primary suite is your chill zone, while the finished basement adds space for movie marathons, game nights, or your own at-home gym.

And the upgrades? Oh, theyâ€™re good. A tankless hot water heater, a high-efficiency heat pump furnace, and full air conditioning â€“ so youâ€™ll be comfy year-round without sweating the bills.

Outside, the private deck and gazebo are basically summer party central â€“ BBQs, cocktails, stargazingâ€¦ you name it. Add in the alley access and extra parking, and this home is as practical as it is fun.

Tucked into one of Okotoksâ€™ friendliest neighborhoods, just steps from parks, schools,



shops, and coffee runs â€” this one checks every box.

Built in 2009

Essential Information

MLS® #	A2256938
Price	\$549,500
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,372
Acres	0.07
Year Built	2009
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	91 Cimarron Grove Close
Subdivision	Cimarron Grove
City	Okotoks
County	Foothills County
Province	Alberta
Postal Code	T1S0H5

Amenities

Parking Spaces	2
Parking	Parking Pad

Interior

Interior Features	Breakfast Bar, No Smoking Home, Open Floorplan, Vinyl Windows, Tankless Hot Water
Appliances	Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator, Washer/Dryer, Window Coverings, Water Softener
Heating	Central, High Efficiency, Forced Air, Heat Pump, Natural Gas
Cooling	Central Air

Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Great Room
Has Basement	Yes
Basement	Full, Partially Finished

Exterior

Exterior Features	Other
Lot Description	Back Lane, No Neighbours Behind, Pie Shaped Lot
Roof	Asphalt Shingle
Construction	Stone, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	September 13th, 2025
Days on Market	2
Zoning	TN

Listing Details

Listing Office	LPT Realty
----------------	------------

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.