\$615,000 - 72 Wedderburn Drive, Okotoks

MLS® #A2238885

\$615,000

3 Bedroom, 3.00 Bathroom, 1,448 sqft Residential on 0.07 Acres

Wedderburn, Okotoks, Alberta

Discover your move-in-ready dream home in Wedderburn, Okotoks, just 25 minutes from Calgary via Highway 2Aâ€"a never-occupied 1,448 sq. ft. gem by Anthem, perfect for buyers seeking a turnkey haven with a builder's new home warranty. The open-concept main floor dazzles with sunlight through an extra dining window, durable LVP flooring, and a seamless living-dining space for cozy nights or gatherings. The upgraded kitchen shines with ceiling-height soft-closing cabinetry for ample storage, sleek stainless steel appliances, quartz countertops, a spacious island, under-cabinet lighting, and a walk-in pantry. Upstairs, your primary suite boasts a walk-in closet and 3-piece ensuite, plus two bedrooms with walk-in closets, a full bath, and a stackable washer/dryer. A side entrance and 9' basement with two windows offer future suite potential (pending town approval), while a deck with a BBQ gas line awaits summer evenings. Minutes from St. James School, Wedderburn Park, D'Arcy Crossing shops, and commuter routes, this energy-efficient home blends tranquility and convenience. Stop dreaming and book your private showing today to embrace the Wedderburn lifestyle!







Built in 2025

Essential Information

MLS® # A2238885

Price \$615,000

3

Bedrooms

Bathrooms 3.00

Full Baths 2

Half Baths 1

Square Footage 1,448

Acres 0.07

Year Built 2025

Type Residential

Sub-Type Detached

Style 2 Storey

Status Active

Community Information

Address 72 Wedderburn Drive

Subdivision Wedderburn

City Okotoks

County Foothills County

Province Alberta
Postal Code T1S5X2

Amenities

Parking Spaces 2

Parking Parking Pad

Interior

Interior Features High Ceilings, Kitchen Island, No Animal Home, No Smoking Home,

Open Floorplan, Pantry, Quartz Counters, Separate Entrance, Vinyl

Windows, Walk-In Closet(s)

Appliances Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator,

Washer/Dryer Stacked

Heating Forced Air

Cooling None

Has Basement Yes

Basement None, Unfinished

Exterior

Exterior Features BBQ gas line

Lot Description Back Yard

Roof Asphalt Shingle

Construction Stone, Vinyl Siding, Wood Frame

Foundation Poured Concrete

Additional Information

Date Listed July 10th, 2025

Days on Market 3

Zoning TN

Listing Details

Listing Office RE/MAX Complete Realty

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