# \$1,275,000 - 13 Cimarron Estates Link, Okotoks

MLS® #A2262838

## \$1,275,000

3 Bedroom, 3.00 Bathroom, 1,929 sqft Residential on 0.29 Acres

Cimarron Estates, Okotoks, Alberta

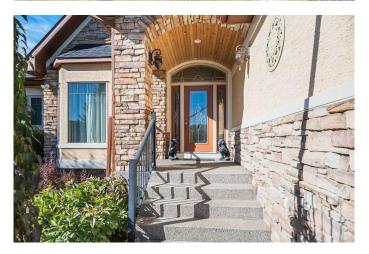
Welcome to Cimarron Estates, where timeless craftsmanship meets modern efficiency. This custom 1,928 sq. ft. bungalow by Lask Homes offers refined living on a 0.29-acre west-facing lot backing onto greenspace and pathways. Outfitted with 19 solar panels, this residence delivers sustainable luxury in one of Okotoks' most sought-after communities.

The exterior is exceptional, featuring acrylic stucco with a full-height stone façade, a covered cedar-lined front porch, and professional landscaping designed for lasting beauty. Flagstone pathways wind through manicured gardens, leading to a tranquil pergola retreat. A full irrigation system keeps everything lush. At the back, a full-width Duradek deck spans the home, complete with retractable screens, cedar-lined ceiling, and a striking outdoor fireplace with full-height stone surround—an entertainer's dream.

Inside, the grand tiled foyer is filled with natural light from the east-facing glass-panelled door with sidelights and transom beneath a vaulted post-and-beam ceiling. Brazilian site-finished Tigerwood flooring flows throughout the main level. French doors open to a private den, while the open-concept living room showcases tall windows and a gas fireplace with tile surround and maple mantle. The open staircase to the basement, framed with maple railing and wrought-iron spindles, highlights the home's craftsmanship.







The chef's kitchen features espresso/cherry-stained cabinetry, granite countertops, a large island with breakfast bar, and stainless-steel appliances, including a wall oven, convection microwave, gas cooktop, Bosch dishwasher, and a reverse-osmosis faucet. Adjacent, the spacious dining room is ideal for entertaining, complete with a built-in china hutch for elegant display and storage. The walkthrough pantry connects to the mudroom/laundry, featuring a sink, cabinetry, shelving, walk-in coat closet, and gas and electric dryer connections.

The primary suite features French doors, a tray ceiling, large windows, and deck access. The spa-inspired ensuite includes heated floors, raised dual vanities, comfort-height toilet, air-jetted soaker tub, steam shower, and a walk-in closet with built-ins and a venting window.

The fully finished basement adds in-floor heating, a media area with built-ins, a wet bar with breakfast bar, flex space, and two spacious bedrooms with large windows. The bathroom includes a raised vanity and comfort-height toilet. Off the mechanical room lies a cold room with sink, cabinetry, and shelving, while the mechanical room houses the water softener, filtration system with dechlorinator, and a medical-grade furnace filter.

The heated double garage includes new epoxy flooring and a separate heated workshop/storage area.

Cimarron Estates combines estate-sized lots, greenspace, and pathways with convenient access to schools, shopping, the Okotoks Health & Wellness Centre, and the Sheep River Valleyâ€"offering an unmatched blend of

luxury and small-town living.

#### Built in 2008

#### **Essential Information**

MLS® # A2262838 Price \$1,275,000

Bedrooms 3
Bathrooms 3.00
Full Baths 2
Half Baths 1

Square Footage 1,929 Acres 0.29 Year Built 2008

Type Residential
Sub-Type Detached
Style Bungalow
Status Active

# **Community Information**

Address 13 Cimarron Estates Link

Subdivision Cimarron Estates

City Okotoks

County Foothills County

Province Alberta
Postal Code T1S 0C6

#### **Amenities**

Parking Spaces 5

Parking Double Garage Attached, Insulated, Oversized, Aggregate, Workshop in

Garage

# of Garages 2

#### Interior

Interior Features Bar, Beamed Ceilings, Bookcases, Breakfast Bar, Built-in Features,

Ceiling Fan(s), Central Vacuum, Closet Organizers, Crown Molding, Double Vanity, French Door, Granite Counters, High Ceilings, Jetted Tub, Kitchen Island, Low Flow Plumbing Fixtures, Natural Woodwork, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Recessed

Lighting, See Remarks, Skylight(s), Soaking Tub, Storage, Vaulted Ceiling(s), Vinyl Windows, Walk-In Closet(s), Wet Bar, Solar Tube(s),

Tray Ceiling(s), Wired for Sound

Appliances Built-In Oven, Central Air Conditioner, Dishwasher, Garage Control(s),

Gas Cooktop, Microwave, Range Hood, Refrigerator, See Remarks, Washer/Dryer, Water Softener, Window Coverings, Garburator,

Humidifier, Water Purifier

Heating High Efficiency, In Floor, Make-up Air, Forced Air, Natural Gas, Humidity

Control, Solar

Cooling Central Air

Fireplace Yes # of Fireplaces 3

Fireplaces Gas, Living Room, Mantle, Basement, Blower Fan, Outside, Tile

Has Basement Yes Basement Full

#### **Exterior**

Exterior Features BBQ gas line, Private Yard, Storage

Lot Description Backs on to Park/Green Space, Landscaped, Lawn, Level, No

Neighbours Behind, Private, Rectangular Lot, See Remarks, Street

Lighting, Treed, Native Plants, Underground Sprinklers

Roof Asphalt Shingle Construction Stone, Stucco

Foundation Poured Concrete

#### Additional Information

Date Listed November 11th, 2025

Zoning TN

## **Listing Details**

Listing Office RE/MAX Complete Realty

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