

# \$639,900 - 12 Juniper Street, Okotoks

MLS® #A2195161

**\$639,900**

3 Bedroom, 3.00 Bathroom, 1,820 sqft  
Residential on 0.08 Acres

D'arcy Ranch, Okotoks, Alberta

OPEN HOUSE SATURDAY APRIL 5 FROM 1:00-4:30pm\*\*\* Welcome to this beautiful home, offering year-round outdoor enjoyment in a vibrant, family-friendly neighborhood. Just a short walk from D'Arcy Ranch Golf Club, you can spend your summers enjoying 18 holes of golf or a relaxed family dinner at Jerry's restaurant nearby. In winter, take the kids for a skate at the outdoor rink along Sandstone Drive, or enjoy the year-round playground for added convenience and fun. Plus, you'll be just minutes away from essential shopping amenities like Safeway, Shoppers Drug Mart, Starbucks, and more, making daily errands a breeze. Step inside to the main floor of this thoughtfully designed single-family home, offering over 1,800 square feet of open-concept living space. The spacious living room is complete with an electric fireplace, adding warmth and charm to the area. The kitchen is a true highlight, featuring a gas stove, a large island, soft-close cabinets, and a pantry—perfect for meal prep and entertaining guests. The main floor also includes a convenient 2-piece bathroom for easy access. Upstairs, you'll find three generously sized bedrooms, including the 5-piece master suite and a spacious walk-in closet. A large bonus room provides additional space for relaxation or play. The upper level also features a 4-piece bathroom and a conveniently located laundry room, making household tasks easier. The separate side entrance leads to the basement, offering



potential for future development to suit your needs—whether for extra living space or additional storage. Large backyard with a deck featuring a BBQ gas line, perfect for family gatherings or summer evenings. The double detached garage is finished with an epoxy floor, offering durability, easy maintenance, and ample storage and parking space. This home offers the perfect blend of style, functionality, and outdoor adventure, providing the ideal place for your family to build lasting memories. Don't miss out on this incredible opportunity—schedule your showing today!

Built in 2021

### Essential Information

MLS® #	A2195161
Price	\$639,900
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,820
Acres	0.08
Year Built	2021
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

### Community Information

Address	12 Juniper Street
Subdivision	D'arcy Ranch
City	Okotoks
County	Foothills County
Province	Alberta
Postal Code	T1S 5R9

### Amenities

Parking Spaces	2
Parking	Double Garage Detached, Insulated
# of Garages	2

### **Interior**

Interior Features	High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Pantry, Quartz Counters, Walk-In Closet(s)
Appliances	Dishwasher, Dryer, Garage Control(s), Gas Range, Range Hood, Refrigerator, Washer, Window Coverings
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Electric, Living Room
Has Basement	Yes
Basement	Exterior Entry, Full, Unfinished

### **Exterior**

Exterior Features	BBQ gas line, Private Yard
Lot Description	Back Lane, Back Yard, Rectangular Lot
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

### **Additional Information**

Date Listed	April 3rd, 2025
Days on Market	1
Zoning	TN

### **Listing Details**

Listing Office	Diamond Realty & Associates LTD.
----------------	----------------------------------

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.