

\$669,000 - 233 Cimarron Vista Way, Okotoks

MLS® #A2257776

\$669,000

4 Bedroom, 4.00 Bathroom, 1,922 sqft

Residential on 0.15 Acres

Cimarron Vista, Okotoks, Alberta

Welcome to 233 Cimarron Vista Way in Okotoks, a fully finished family home built in 2012, sitting on a large pie-shaped lot that shows off southwest mountain views and even has customizable outdoor lighting so you can set the perfect mood year-round. The exterior trim was recently repainted, giving the home a fresh, well-cared-for look. The location is ideal—just steps to greenspace, a park, and a basketball court—yet tucked into a quiet corner of Cimarron. Inside, the main floor feels bright and inviting, thanks to the extra windows that flood the space with natural light. The kitchen is open and functional with granite counters and great sightlines into your yard, while the living room is anchored by a cozy gas fireplace with a custom mantel that adds warmth and personality. You'll also find a convenient half bath, a boot room with closet storage, and access to the garage that's set up with shelving and a workbench. Upstairs offers a large bonus room, two kids' bedrooms with big closets and a full bathroom, along with the spacious primary suite that showcases mountain views, a walk-in closet, and a private ensuite with double sinks, a soaker tub, and a walk-in shower. The basement is fully finished and has a great layout, offering loads of storage (something buyers often overlook), a bright and spacious bedroom, a workout area, and another full bathroom with a tiled shower. In the mechanical room you will find an HRV system, a larger hot water tank, and a



high-efficiency furnace. Outside, the pie lot (nearly 6,500 sq. ft.) gives you all the space you need to enjoy backyard livingâ€”complete with a deck, patio, firepit area, and plenty of south sun to take in long summer evenings and picture-perfect sunsets. Reach out to your favourite Realtor for a viewing.

Built in 2012

Essential Information

MLS® #	A2257776
Price	\$669,000
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,922
Acres	0.15
Year Built	2012
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	233 Cimarron Vista Way
Subdivision	Cimarron Vista
City	Okotoks
County	Foothills County
Province	Alberta
Postal Code	T1S 0K7

Amenities

Parking Spaces	2
Parking	Double Garage Attached, Driveway
# of Garages	2

Interior

Interior Features	Built-in Features, Granite Counters, Kitchen Island, No Smoking Home, Pantry, Storage, Vinyl Windows, Walk-In Closet(s)
Appliances	Dishwasher, Dryer, Electric Stove, Garage Control(s), Refrigerator, Washer, Window Coverings
Heating	Fireplace(s), Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Living Room
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Other, Private Yard
Lot Description	Pie Shaped Lot
Roof	Asphalt Shingle
Construction	Concrete, Stone, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	September 24th, 2025
Days on Market	5
Zoning	TN

Listing Details

Listing Office	CIR Realty
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