

\$450,000 - 24 Hunters Gate, Okotoks

MLS® #A2260468

\$450,000

3 Bedroom, 2.00 Bathroom, 1,264 sqft

Residential on 0.10 Acres

Hunters Glen, Okotoks, Alberta

Incredible VALUE in the heart of Okotoks! This charming home offers an EXCELLENT LOCATION within walking distance to schools, parks, restaurants, coffee shops, and all amenities. Conveniently located directly across the street from Big Rock Elementary (K-6), you can easily watch your kids walk to school. Nestled in the sought-after community of Hunters Glen, you're just steps from the beautiful SHEEP RIVER pathway system with over 30 km of walking and biking trails. This mature neighborhood is known for its big trees and welcoming feel.

The main floor features a spacious kitchen with NEWER appliances (DISHWASHER replaced 2 years ago, FRIDGE & STOVE replaced 1 year ago), an eating area, a large living room, and a convenient main floor bathroom. Upstairs you'll find 3 generously sized bedrooms and a full bathroom. The basement is unfinished and ready for your personal touch.

Recent UPDATES include ROOF & WINDOWS replaced in 2022.

Outside, there is off-street parking for at least 2 vehicles. Don't miss this opportunity - this is the most affordable SINGLE FAMILY HOME in Okotoks today!

Built in 1981



Essential Information

MLS® #	A2260468
Price	\$450,000
Bedrooms	3
Bathrooms	2.00
Full Baths	1
Half Baths	1
Square Footage	1,264
Acres	0.10
Year Built	1981
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	24 Hunters Gate
Subdivision	Hunters Glen
City	Okotoks
County	Foothills County
Province	Alberta
Postal Code	T1S 1K9

Amenities

Parking Spaces	2
Parking	Stall

Interior

Interior Features	See Remarks
Appliances	Dishwasher, Dryer, Electric Stove, Microwave Hood Fan, Refrigerator, Washer
Heating	Forced Air
Cooling	None
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior Features	None
Lot Description	Back Yard

Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	September 27th, 2025
Days on Market	22
Zoning	TN

Listing Details

Listing Office	RE/MAX House of Real Estate
----------------	-----------------------------

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.