

49 Emerson Crescent Okotoks, Alberta

MLS # A2222993



\$829,900

Division:	Wedderburn		
Type:	Residential/House		
Style:	2 Storey		
Size:	2,305 sq.ft.	Age:	2023 (2 yrs old)
Beds:	3	Baths:	2 full / 1 half
Garage:	Double Garage Attached		
Lot Size:	0.09 Acre		
Lot Feat:	Backs on to Park/Green Space, Creek/River/Stream/Pond, No Neighbours Be		

Heating:	Fireplace(s), Forced Air	Water:	-
Floors:	Carpet, Tile, Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Separate/Exterior Entry, Full, Unfinished, Walk-Out To Grade	LLD:	-
Exterior:	Vinyl Siding, Wood Frame	Zoning:	TN
Foundation:	Poured Concrete	Utilities:	-
Features:	Bathroom Rough-in, Bidet, Double Vanity, Kitchen Island, No Smoking Home, Quartz Counters, Storage, Sump Pump(s), Walk-In Closet(s)		

Inclusions: Rods and curtains in main room and primary; mirror closet in primary WIC.

OPEN HOUSE : SUNDAY JUNE 8TH from 2:30PM - 4:30PM !!! Welcome to your dream home in the heart of Wedderburn, where every morning begins with stunning, unobstructed mountain views from your luxurious primary retreat. Built in 2023, this thoughtfully upgraded home blends modern design with everyday comfort, creating the perfect balance between style and function. Step inside to discover a flexible front room ideal for a home office or play area, along with a convenient main-floor powder room. The bright and open-concept main living area is perfect for entertaining, featuring a sleek kitchen, spacious dining area, and cozy living room—all bathed in natural light. Just off the dining room, a large deck invites you to soak in breathtaking views of the mountains and the serene pond beyond. Upstairs, your private primary suite is a true sanctuary, complete with a spa-inspired 6-piece ensuite and a generous walk-in closet ready to be personalized. A central bonus room provides extra space for relaxing or entertaining, while two additional bedrooms—each with its own walk-in closet—share a beautifully appointed 3-piece bathroom. The upper-level laundry room adds everyday convenience. The walk-out basement is a blank canvas awaiting your vision—whether it's a family rec room, or a home gym - the options are yours! Enjoy peaceful views of the pond and greenspace behind, with no rear neighbors and direct sightlines to the Rockies, thanks to the home's location on Emerson Crescent. Located minutes from schools, parks, the shops of D'Arcy Crossing - and with quick access to commuter routes - this home offers both tranquility and convenience. Stop dreaming and book your private showing today and come experience the lifestyle that awaits in Wedderburn!