\$539,000 - 4 Rowland Lane, Okotoks

MLS® #A2192713

\$539,000

1 Bedroom, 2.00 Bathroom, 1,031 sqft Residential on 0.09 Acres

N/A, Okotoks, Alberta

Welcome to the Dakotas Sky Ranch Villas of Air Ranch! This fantastic bungalow villa is a former showhome for these Villas with only one owner who has lovingly cared for the property since day one. It is ideally situated for you to take a walk around the Drake Landing ponds/wildlife reserve, or choose to stroll through the quite streets of the adjacaent estate homes of Air Ranch. Inside, you will appreciate the little details that were put into the showhome at the time such as tile inlay in the kitchen and hallway to the Primary Bedroom. The front den is spacious as an office or second tv room. The living room and kitchen offer an open concept plan that is perfect when entertaining guests. The Primary Bedroom is very large with extra space for a private reading retreat by the window shaded by gorgeous, tall spruce trees. Downstairs, the basement is partially developed and already has framing and electrical up for two bedrooms, a bathroom and rec room area. The roof shingles and the duradeck on the back deck were replaced in 2024. This is a true gem that is ready for a new owner in prestigious Air Ranch!







Built in 2004

Essential Information

MLS® # A2192713 Price \$539,000 Bedrooms 1

Bathrooms 2.00

Full Baths 1

Half Baths 1

Square Footage 1,031

Acres 0.09

Year Built 2004

Type Residential

Sub-Type Semi Detached

Style Bungalow, Side by Side

Status Active

Community Information

Address 4 Rowland Lane

Subdivision N/A

City Okotoks

County Foothills County

Province Alberta
Postal Code T1S 2C4

Amenities

Amenities Other

Parking Spaces 4

Parking Double Garage Attached

of Garages 2

Interior

Interior Features Granite Counters, Vinyl Windows, No Animal Home

Appliances Dishwasher, Dryer, Range Hood, Refrigerator, Washer, Window

Coverings, Electric Oven, Garage Control(s)

Heating Fireplace(s), Forced Air

Cooling None Fireplace Yes

of Fireplaces 1

Fireplaces Gas

Has Basement Yes

Basement Full, Partially Finished

Exterior

Exterior Features Other

Lot Description Corner Lot

Roof Asphalt Shingle

Construction Wood Frame, Stucco

Foundation Poured Concrete

Additional Information

Date Listed February 5th, 2025

Days on Market 59
Zoning TN

Listing Details

Listing Office RE/MAX Complete Realty

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