

# \$774,000 - 6 Drake Landing Gate, Okotoks

MLS® #A2230916

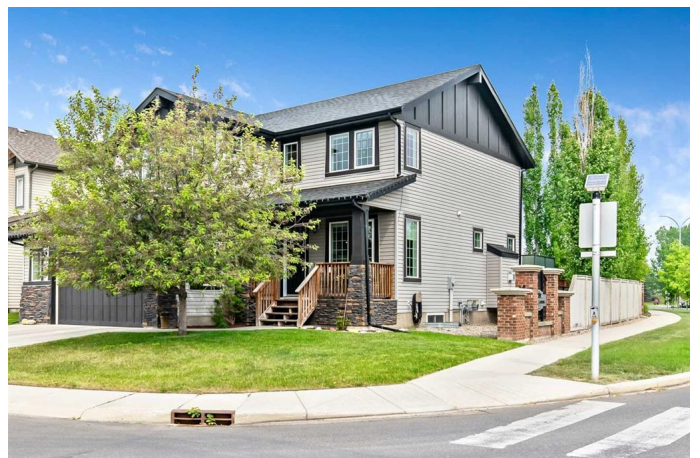
**\$774,000**

4 Bedroom, 4.00 Bathroom, 2,163 sqft

Residential on 0.14 Acres

Drake Landing, Okotoks, Alberta

OPEN HOUSE SATURDAY 13th., 12:30-2:00.... Offering Balance and Harmony! Treat yourself to this breathtaking Air Conditioned 4 bedrooms, 4 bathrooms, and 3101 sq. ft. of beautifully designed living space filled with natural light from the openness and the oversize north facing windows. The open concept presents a spacious kitchen with large island, newer appliances, granite countertops, white subway tile backsplash, walk-thru pantry to laundry/mud room and access to double attached garage. The dining area hugs you with massive windows overlooking the MASSIVE yard SHADED with TALL Swedish Columnar Aspens and a beautiful fenced line of hollyhocks and perennials. The OVERSIZE large composite tiered deck provides lots of room to BBQ and entertain large family gatherings. The dining room/kitchen flows seamlessly into the cozy living room, centered around a sleek contemporary gas fireplace and shares the back yard views through the same oversize windows. The main floor also offers a home office, 2-piece bath. The upper level is open and airy featuring a step up bonus room that is currently set up as a place to unwind and relax. Rest in style in the spacious primary bedroom with walk in closet and 5-piece ensuite. Two more bedrooms, 4-piece bath., spacious hall closet complete this floor. The FULLY DEVELOPED bright basement offers family room, bar, games room, luxury vinyl plank flooring, 4th bedroom and 4-piece bath with step in shower, PLUS a



New Hot Water Tank! This home is truly "  
The-Best-of-the Best"!

Built in 2013

### Essential Information

|                |             |
|----------------|-------------|
| MLS® #         | A2230916    |
| Price          | \$774,000   |
| Bedrooms       | 4           |
| Bathrooms      | 4.00        |
| Full Baths     | 3           |
| Half Baths     | 1           |
| Square Footage | 2,163       |
| Acres          | 0.14        |
| Year Built     | 2013        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | 2 Storey    |
| Status         | Active      |

### Community Information

|             |                      |
|-------------|----------------------|
| Address     | 6 Drake Landing Gate |
| Subdivision | Drake Landing        |
| City        | Okotoks              |
| County      | Foothills County     |
| Province    | Alberta              |
| Postal Code | T1S 0E5              |

### Amenities

|                |                        |
|----------------|------------------------|
| Parking Spaces | 4                      |
| Parking        | Double Garage Attached |
| # of Garages   | 2                      |

### Interior

|                   |                                                                                              |
|-------------------|----------------------------------------------------------------------------------------------|
| Interior Features | Granite Counters, High Ceilings, Kitchen Island, Pantry, Bar                                 |
| Appliances        | Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator, Washer/Dryer, Window Coverings |
| Heating           | Forced Air, Fireplace(s)                                                                     |
| Cooling           | Central Air                                                                                  |

|                 |                  |
|-----------------|------------------|
| Fireplace       | Yes              |
| # of Fireplaces | 1                |
| Fireplaces      | Gas, Living Room |
| Has Basement    | Yes              |
| Basement        | Finished, Full   |

## Exterior

|                   |                                                                    |
|-------------------|--------------------------------------------------------------------|
| Exterior Features | Private Entrance, Private Yard                                     |
| Lot Description   | Back Yard, Few Trees, Level, Front Yard, Lawn, Landscaped, Private |
| Roof              | Asphalt Shingle                                                    |
| Construction      | Vinyl Siding, Wood Frame, Stone                                    |
| Foundation        | Poured Concrete                                                    |

## Additional Information

|                |                      |
|----------------|----------------------|
| Date Listed    | September 11th, 2025 |
| Days on Market | 9                    |
| Zoning         | TN                   |

## Listing Details

|                |                        |
|----------------|------------------------|
| Listing Office | Royal LePage Solutions |
|----------------|------------------------|

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