

\$769,800 - 22 Wintergreen Bend, Okotoks

MLS® #A2232915

\$769,800

3 Bedroom, 3.00 Bathroom, 2,378 sqft

Residential on 0.10 Acres

D'arcy Ranch, Okotoks, Alberta

Nestled in a quiet, family-friendly community, this stunning home at 22 Wintergreen Bend offers the ideal combination of serene living and everyday convenience. Surrounded by picturesque walking paths with beautiful mountain views, and just minutes from shopping, a premier golf course, and essential amenities, this location truly has it all. Step inside and be captivated by the gourmet kitchen, featuring built-in appliances, sleek quartz countertops, and plenty of space for culinary creativity. The kitchen seamlessly opens to a bright nook and expansive great room, which leads out to a large deck—perfect for entertaining guests or enjoying tranquil evenings outdoors. Upstairs, you'll find a spacious bonus room with a vaulted ceiling, offering a versatile space for a home theatre, playroom, or additional living area. Two generously sized secondary bedrooms each include walk-in closets, while the luxurious owner's bedroom boasts a spa-inspired 5-piece ensuite, creating a true retreat. Whether you're hosting a gathering or seeking a peaceful haven for your family, this home delivers comfort and sophistication at every turn. Photos are representative.



Built in 2025

Essential Information

MLS® # A2232915

Price \$769,800

Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	2,378
Acres	0.10
Year Built	2025
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	22 Wintergreen Bend
Subdivision	D'arcy Ranch
City	Okotoks
County	Foothills County
Province	Alberta
Postal Code	T1S 5X8

Amenities

Parking Spaces	4
Parking	Double Garage Attached
# of Garages	2

Interior

Interior Features	No Animal Home, No Smoking Home, Vaulted Ceiling(s), Walk-In Closet(s)
Appliances	Dishwasher, Refrigerator, Gas Range, Microwave
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Brick Facing, Gas
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior Features	None
-------------------	------

Lot Description	Back Yard
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame, Stone
Foundation	Poured Concrete

Additional Information

Date Listed	July 24th, 2025
Days on Market	86
Zoning	TBD

Listing Details

Listing Office	Bode Platform Inc.
----------------	--------------------

Data is supplied by Pillar 9â,,ç MLSÂ® System. Pillar 9â,,ç is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â,,ç. 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.