

\$699,900 - 35 Cimarron Park Green, Okotoks

MLS® #A2265734

\$699,900

5 Bedroom, 4.00 Bathroom, 1,988 sqft
Residential on 0.13 Acres

Cimarron Park, Okotoks, Alberta

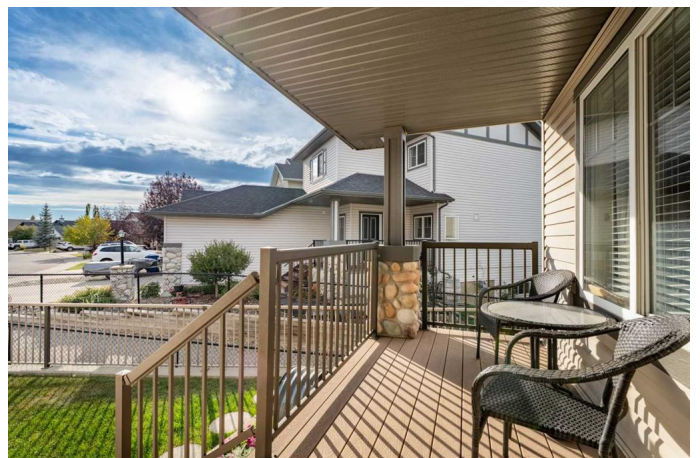
****Open House Saturday Nov 8, 2:00-4:00 pm**** Nestled in the quiet, mature community of Cimarron Park, this beautiful five-bedroom walkout home sits on a peaceful cul-de-sac backing onto open fields with a playground in the distance. The location is ideal – you can watch your kids play from the kitchen window while enjoying the tranquility of your surroundings.

Inside, the home offers an abundance of space and comfort. The main floor features a dedicated office, a laundry room/powder room, and a bright, open kitchen perfect for entertaining. Large windows capture stunning views of north Okotoks and the nearby park and creek bridge. Upstairs are three generous bedrooms, including a primary suite with a 4-piece ensuite, plus another full bathroom. At the top of the stairs, you™ll find a versatile bonus space – perfect for kids to do homework, enjoy quiet reading time, or set up a cozy study nook.

The walkout basement adds two more spacious bedrooms, a third full 4-piece bath, and plenty of room for family activities or guests.

The heated double garage provides year-round convenience, while the meticulously landscaped yard is truly a private retreat. Extensive retaining walls in both the front and back yards add function and beauty, and the backyard offers space for kids to play or adults to unwind.

Located close to two Catholic schools



(elementary and junior high), the public high school, and excellent shopping and dining, this home combines the best of convenience and serenity. Lots like this are rare in Okotoksâ€”a spacious walkout with incredible views, privacy, and room for the whole family. Whether youâ€™re relaxing on the deck, entertaining in the kitchen, or watching the sunset over the fields, youâ€™ll love calling 35 Cimarron Park Green home.

Built in 2005

Essential Information

MLS® #	A2265734
Price	\$699,900
Bedrooms	5
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,988
Acres	0.13
Year Built	2005
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	35 Cimarron Park Green
Subdivision	Cimarron Park
City	Okotoks
County	Foothills County
Province	Alberta
Postal Code	T1S1K1

Amenities

Parking Spaces	4
Parking	Double Garage Attached

of Garages 2

Interior

Interior Features No Animal Home, No Smoking Home, Storage
Appliances Dishwasher, Garage Control(s), Microwave, Oven, Refrigerator,
Washer/Dryer, Window Coverings
Heating Central, Forced Air, Natural Gas
Cooling None
Has Basement Yes
Basement Full

Exterior

Exterior Features BBQ gas line
Lot Description Back Yard, Backs on to Park/Green Space, Corner Lot, Irregular Lot,
Landscaped, Lawn, No Neighbours Behind, See Remarks, Treed
Roof Asphalt Shingle
Construction Wood Frame
Foundation Poured Concrete

Additional Information

Date Listed October 20th, 2025
Days on Market 15
Zoning TN

Listing Details

Listing Office CIR Realty

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.