

\$589,900 - 39 Sheep River Drive, Okotoks

MLS® #A2271543

\$589,900

5 Bedroom, 3.00 Bathroom, 1,102 sqft
Residential on 0.12 Acres

Sheep River Ridge, Okotoks, Alberta

****Open House, Sun. Nov. 23, 1-3pm**** This fully developed home checks all the boxes, offering upgrades, functional living spaces, and a location youâ€™ll love. Thoughtfully renovated in sought after Sheep River Ridge, just steps to the stunning river valley! The main level features durable vinyl flooring throughout and is brightened by newer triple pane windows and doors. The L shaped kitchen with island is a standout with granite countertops, stainless steel appliances, a gas cooktop with hood fan, subway tile backsplash, ample storage, and a spacious dining area. On the main level youâ€™ll find three comfortable bedrooms, including a primary suite complete with a tiled shower. Both upper bathrooms feature granite counters for a cohesive, upgraded feel. The fully finished basement adds even more versatility with a large rec room, multi purpose room, a third full bathroom with a tiled shower, heated floors and laundry. Additionally there is two generous bedrooms, ideal for guests, teens, or extended family. Plenty of storage throughout the home keeps everything organized. Enjoy year round comfort with air conditioning, and relax outdoors on the covered back deck that's perfect for all seasons. The large, landscaped yard offers room to play, garden, or unwind. The oversized heated detached garage plus RV parking is every man's dream with plenty of room to tinker. Located in a quiet, family friendly community, youâ€™re walking distance to parks, playgrounds, the river valley



pathway system, shopping, and Big Rock School. This home is perfectly suited for families, downsizers, or anyone seeking comfortable main level living with room to grow. Check out the virtual tour!

Built in 1994

Essential Information

MLS® #	A2271543
Price	\$589,900
Bedrooms	5
Bathrooms	3.00
Full Baths	3
Square Footage	1,102
Acres	0.12
Year Built	1994
Type	Residential
Sub-Type	Detached
Style	Bi-Level
Status	Active

Community Information

Address	39 Sheep River Drive
Subdivision	Sheep River Ridge
City	Okotoks
County	Foothills County
Province	Alberta
Postal Code	T1S 1N8

Amenities

Parking Spaces	3
Parking	Double Garage Detached, Heated Garage, Oversized, Parking Pad, RV Access/Parking
# of Garages	2

Interior

Interior Features	Ceiling Fan(s), Closet Organizers, Granite Counters, No Smoking Home, Open Floorplan, Vinyl Windows
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Appliances	Built-In Oven, Central Air Co Microwave, Range Hood, Re
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Living Room, Mantle
Has Basement	Yes
Basement	Full



Exterior

Exterior Features	Private Yard, Storage
Lot Description	Back Lane, Low Maintenance Landscape, Rectangular Lot
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	November 19th, 2025
Days on Market	1
Zoning	TN

Listing Details

Listing Office	CIR Realty
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