

\$609,900 - 45 Willow Crescent, Okotoks

MLS® #A2258807

\$609,900

3 Bedroom, 3.00 Bathroom, 1,603 sqft

Residential on 0.07 Acres

D'arcy Ranch, Okotoks, Alberta

This stunning 2-storey duplex offers 1,603 sq. ft. of beautifully designed living space in the vibrant community of D'Arcy™ Ranch. From its inviting curb appeal to its thoughtfully planned interior, this home blends modern finishes with everyday functionality. Step inside to a bright and open main floor where large windows fill the space with natural light. The living room is centered around a sleek electric fireplace and flows seamlessly into the dining area, perfect for family gatherings and entertaining. A versatile front flex space provides an ideal home office or study nook. The kitchen is a true standout, featuring quartz countertops, stainless steel appliances, full-height cabinetry, a chic backsplash, and a spacious island with seating. A convenient mudroom with built-in bench and a stylish 2-piece bathroom complete the main floor. Upstairs, a central bonus room creates a cozy retreat for movie nights or playtime. The primary suite is your private getaway with a large walk-in closet and a 3-piece ensuite showcasing a glass shower and quartz vanity. Two additional bedrooms, a 4-piece main bathroom, and upper-level laundry add everyday comfort and convenience. The full, unfinished basement awaits your vision for future development—whether a family recreation area, gym, or guest suite. Outside, enjoy a fully fenced backyard with a raised deck, perfect for summer barbecues, plus the bonus of a double detached garage. Added perks include central air conditioning for



year-round comfort. Located in sought-after D'Arcy Ranch, you'll have quick access to golf, schools, parks, pathways, shopping, dining, and all the amenities of Okotoks—just minutes from Calgary. Don't miss your chance to see this one today.

Built in 2019

Essential Information

MLS® #	A2258807
Price	\$609,900
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,603
Acres	0.07
Year Built	2019
Type	Residential
Sub-Type	Semi Detached
Style	2 Storey, Side by Side
Status	Active

Community Information

Address	45 Willow Crescent
Subdivision	D'arcy Ranch
City	Okotoks
County	Foothills County
Province	Alberta
Postal Code	T1S 5S1

Amenities

Parking Spaces	2
Parking	Double Garage Detached
# of Garages	2

Interior

Interior Features	Bathroom Rough-in, Built-in Features, Closet Organizers, Kitchen Island,
-------------------	--

	Quartz Counters, Storage, Walk-In Closet(s)
Appliances	Central Air Conditioner, Dishwasher, Dryer, Gas Stove, Microwave, Refrigerator, Washer, Window Coverings
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Electric
Has Basement	Yes
Basement	Full, Partially Finished

Exterior

Exterior Features	Private Yard
Lot Description	Back Lane, Back Yard
Roof	Asphalt Shingle
Construction	Vinyl Siding
Foundation	Poured Concrete

Additional Information

Date Listed	September 20th, 2025
Days on Market	2
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.