

\$344,900 - 3208, 200 Community, Okotoks

MLS® #A2260060

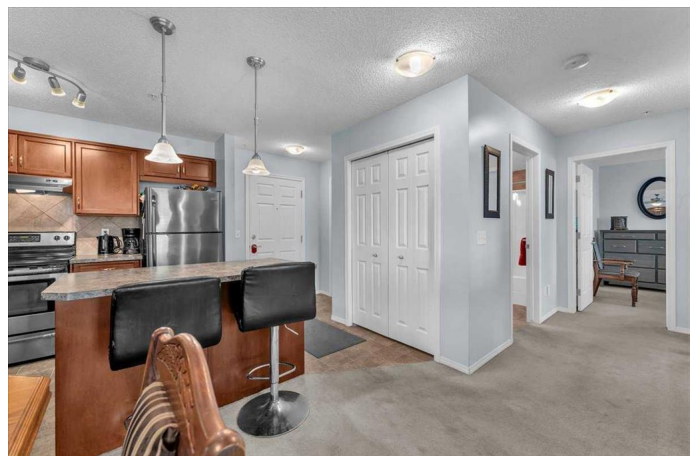
\$344,900

2 Bedroom, 2.00 Bathroom, 897 sqft

Residential on 0.00 Acres

NONE, Okotoks, Alberta

Welcome to Calvanna Village, a vibrant +55 community in the heart of Okotoks offering lifestyle, comfort, and convenience. This beautifully maintained unit comes with newer paint throughout and offers the ease of a maintenance-free lifestyle. Inside, you will find an open-concept layout featuring a kitchen with ample cabinetry, a central island and lots of counter space. Just off the kitchen is a handy laundry and storage closet. The adjoining dining and living areas offer cozy, carpeted comfort and open onto a private north-facing balcony—perfect for enjoying the fall colors of the trees on a sunny afternoon. The large primary bedroom boasts a walk-through closet and a private 3-piece ensuite with stand-up shower. The second bedroom provides flexible space for guests or a home office, and the nearby 4-piece main bath features a tub and shower combo. Additional features include a garbage chute conveniently located just down the hall, a heated underground parking stall and a secure storage locker. You will love the resident lounge, games room, and amenity spaces—and don't forget the pool table in the basement. This complex also offers a social calendar, fitness facility and ample visitor parking. Located within walking distance from grocery stores, pharmacies, restaurants, banks, Sheep River walking paths and the Okotoks Senior Club. This complex is also adjacent to the Viking Rentals recreation center with its arenas and indoor walking track. This is the



perfect place to enjoy your next phase of life in
comfort and style!

Built in 2008

Essential Information

MLS® #	A2260060
Price	\$344,900
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	897
Acres	0.00
Year Built	2008
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

Community Information

Address	3208, 200 Community
Subdivision	NONE
City	Okotoks
County	Foothills County
Province	Alberta
Postal Code	T1S 2L2

Amenities

Amenities	Elevator(s), Parking, Trash, Visitor Parking, Clubhouse, Fitness Center, Garbage Chute, Party Room, Recreation Room, Service Elevator(s)
Parking Spaces	1
Parking	Assigned, Heated Garage, Underground

Interior

Interior Features	Ceiling Fan(s), Kitchen Island, Laminate Counters, No Smoking Home
Appliances	Dishwasher, Garage Control(s), Microwave, Range Hood, Refrigerator, Stove(s), Washer/Dryer
Heating	In Floor
Cooling	None

of Stories 3

Exterior

Exterior Features None

Construction Vinyl Siding, Wood Frame

Additional Information

Date Listed September 25th, 2025

Days on Market 23

Zoning NC

Listing Details

Listing Office RE/MAX Complete 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.