

# \$914,900 - 182 Woodbend Way Se, Okotoks

MLS® #A2203194

**\$914,900**

5 Bedroom, 4.00 Bathroom, 2,329 sqft  
Residential on 0.18 Acres

Woodhaven, Okotoks, Alberta

Stunning 5-Bedroom Home Backing onto Sheep River – Over \$85k in Upgrades! Open House 11AM-1PM Sunday April 6  
Nestled in an unbeatable location, this beautifully upgraded 5-bedroom family home backs onto the picturesque Sheep River in Okotoks, offering breathtaking views and a serene setting. With over \$85,000 in upgrades, including brand-new Hardie board siding and windows, this home is move-in ready and built to last.

Inside, you'll find elegant spiral staircases leading to both the upper level and basement, rich hardwood floors, and an inviting open-concept kitchen and family room complete with a cozy wood-burning fireplace. The formal dining room provides the perfect space for entertaining.

The primary bedroom is a private retreat, featuring a 3-piece ensuite and a balcony overlooking the river—an ideal spot to unwind.

The fully finished basement is designed for relaxation, offering a wet bar, a spacious family room with a gas fireplace, and an additional bedroom—perfect for guests or a home office.

For outdoor enthusiasts, this property includes RV parking, ensuring you have space for all your adventure gear.



This remarkable home combines luxury, functionality, and an unbeatable natural settingâ€”all just minutes from schools, shopping, and amenities. Donâ€™t miss your chance to own this riverside retreatâ€”schedule your viewing today! Open House 11AM-1PM Sunday April 6

Built in 1983

### Essential Information

MLS® #	A2203194
Price	\$914,900
Bedrooms	5
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,329
Acres	0.18
Year Built	1983
Type	Residential
Sub-Type	Detached
Style	2 Storey Split
Status	Active

### Community Information

Address	182 Woodbend Way Se
Subdivision	Woodhaven
City	Okotoks
County	Foothills County
Province	Alberta
Postal Code	T1S 1L8

### Amenities

Utilities	See Remarks
Parking Spaces	4
Parking	Double Garage Attached
# of Garages	2

## Interior

Interior Features	High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Separate Entrance, Storage, Vinyl Windows, Wet Bar, Tile Counters
Appliances	Dishwasher, Garage Control(s), Gas Cooktop, Refrigerator, Washer/Dryer, Water Softener, Window Coverings
Heating	Fireplace(s), Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Gas, Wood Burning
Has Basement	Yes
Basement	Finished, Full

## Exterior

Exterior Features	Balcony, Fire Pit, Private Entrance, Private Yard
Lot Description	Back Yard, Backs on to Park/Green Space, Creek/River/Stream/Pond, Fruit Trees/Shrub(s), Landscaped, Level, Rectangular Lot, Views
Roof	Cedar Shake
Construction	Cement Fiber Board, Composite Siding, Concrete, Wood Frame
Foundation	Poured Concrete

## Additional Information

Date Listed	March 17th, 2025
Days on Market	81
Zoning	TN

## Listing Details

Listing Office	Century 21 Foothills Real Estate
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