199 Tillotson Drive
Okotoks, Alberta

MLS # A2274220

$525,000

Division:	Tillotson		
Type:	Residential/Duplex		
Style:	2 Storey, Attached-Side by Side		
Size:	1,580 sq.ft.	**Age:**	2026 (-1 yrs old)
Beds:	3	**Baths:**	2 full / 1 half
Garage:	Parking Pad		
Lot Size:	0.06 Acre		
Lot Feat:	Back Lane, Back Yard		

Heating:	Forced Air	**Water:**	-
Floors:	Carpet, Vinyl	**Sewer:**	-
Roof:	Asphalt Shingle	**Condo Fee:**	-
Basement:	Full	**LLD:**	-
Exterior:	Composite Siding, Vinyl Siding, Wood Frame	**Zoning:**	NC
Foundation:	Poured Concrete	**Utilities:**	-

Features: Bathroom Rough-in, Double Vanity, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Quartz Counters, Separate Entrance, Vinyl Windows, Walk-In Closet(s)

Inclusions: NA

Welcome to the Hudson by Rohit Homes, a thoughtfully designed 3 bedroom, 2.5 bathroom duplex in Tillotson - Okotoks' newest master-planned community. With clean lines, smart functionality and a timeless Neoclassical-Revival interior, this home blends everyday practicality with a classic, elevated look. The main floor features an open concept layout with full-height cabinetry, quartz throughout, a large peninsula island and a stainless steel appliance package. Oversized windows bring natural light into the living and dining areas, and a convenient two-piece bathroom completes the main level. Upstairs, the primary suite offers a walk-in closet and an upgraded ensuite with dual sinks and a fully tiled walk-in shower. Two additional bedrooms, a full bathroom and upper floor laundry add convenience for busy households. A separate side entrance provides flexibility for future basement development. Tillotson is a brand new community in Okotoks designed with walkability, green spaces and a variety of upcoming amenities. With quick access to schools, parks, pathways and everyday services, it's a great fit for anyone looking for comfort and long-term value just minutes south of Calgary. This home also includes full new home warranty coverage for added peace of mind.