

DENALI 7

Sterling HOMES

A QUALICO Company

76 Larkspur Bend

📍 - D'Arcy, Okotoks

Job # 87089



 **Total Sq. Ft. - 2262**

 **Bedrooms - 4**

 **Bathrooms - 3.5**

 **Garage - 2 Car**

- 9' ceiling on basement and main floor
- Stainless steel appliances, chimney hood fan with built-in microwave, and waterline to fridge, and walk-in pantry
- Side entrance
- 1-bed legal basement suite
- Quartz countertops with undermount sinks throughout
- Extra windows throughout
- Main floor flex room
- Walk-in closets in all upper bedrooms
- Luxury Vinyl Plank (LVP) throughout main floor
- Paint grade railing with iron spindles
- Contemporary electric fireplace
- 3-piece ensuite includes undermount sink, and walk-in shower with fiberglass base; 3 tiled walls; and 6-mil glass sliding barn door
- Vaulted ceiling in bonus room
- Bank of drawers in main bath and ensuite
- West-facing backyard backing onto future K-9 school site
- Gas line for BBQ
- Rear 11'6"x10' deck
- 24'x24' double garage with upgraded 18'x8' door
- February 2023 specifications



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Main Level: 1031 sq. ft.

Upper Level: 1231 sq. ft.