

\$343,500 - 31 Wildrose Crescent Nw, Brooks

MLS® #A2221059

\$343,500

3 Bedroom, 3.00 Bathroom, 1,406 sqft
Residential on 0.23 Acres

Sunnylea, Brooks, Alberta

You'll appreciate the exceptionally large lot, which offers a fantastic opportunity to build a garage. This spacious 1400 square foot bungalow features updated main floor spaces, including new flooring, freshly painted kitchen cabinets, countertops, and stove & dishwasher - fridge is 2 years old.

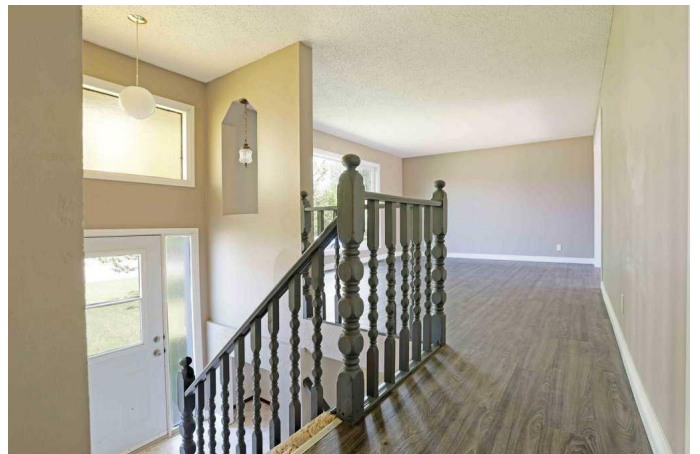
The spacious layout includes convenient main floor laundry, a generously sized primary bedroom with a newly updated 3-piece ensuite, two additional bedrooms, and an updated 4-piece main bathroom.

Downstairs, the lower level benefits from ample natural light and includes a massive family room, 3-piece bathroom, along with two extra spaces that could easily be converted into additional bedrooms to suit your needs. Located in a quiet neighborhood, this home is in a wonderful area for raising a family. (Furnace - 10 years old, shingles 6, hot water tank is new).

Built in 1983

Essential Information

MLS® #	A2221059
Price	\$343,500
Bedrooms	3
Bathrooms	3.00
Full Baths	3



Square Footage	1,406
Acres	0.23
Year Built	1983
Type	Residential
Sub-Type	Detached
Style	Bi-Level
Status	Active

Community Information

Address	31 Wildrose Crescent Nw
Subdivision	Sunnylea
City	Brooks
County	Brooks
Province	Alberta
Postal Code	T1R 0A4

Amenities

Parking Spaces	2
Parking	Off Street

Interior

Interior Features	See Remarks
Appliances	Dishwasher, Electric Stove, Refrigerator
Heating	Forced Air
Cooling	None
Has Basement	Yes
Basement	Full, Partially Finished

Exterior

Exterior Features	None
Lot Description	Back Lane, Back Yard, Low Maintenance Landscape
Roof	Asphalt Shingle
Construction	Wood Frame, Wood Siding
Foundation	Wood

Additional Information

Date Listed	May 14th, 2025
Days on Market	1
Zoning	R-SD

Listing Details

Listing Office Century 21 Foothills Real Estate

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