

\$459,000 - 11 Parkland Close E, Brooks

MLS® #A2110004

\$459,000

4 Bedroom, 5.00 Bathroom, 1,704 sqft

Residential on 0.15 Acres

Parkland, Brooks, Alberta

Welcome to this incredible home located in one of the most sought-after Parkland neighborhoods in the City of Brooks. The exterior has been beautifully modernized with a neutral stucco color, brick accents, and elegant black iron railing, adding to its overall street appeal.

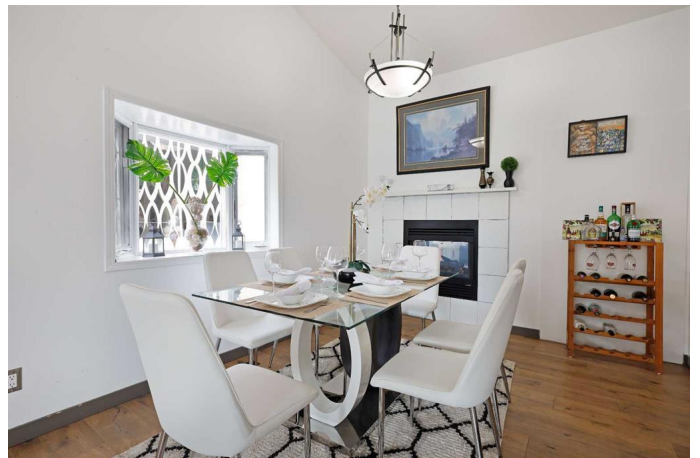
As you step inside, you'll instantly feel a sense of warmth and comfort. The front room is currently a hair salon but can be easily converted to a front sitting room which offers a wet bar and double-sided gas fireplace.

Prepare to be inspired in the kitchen, which has been updated, it has ample cabinets, granite countertops, and ample counter space for all your culinary endeavors. The dining room features a double-sided fireplace, which creates a cozy ambiance and seamlessly flows into the family room. With its vaulted ceilings, skylights, and abundant natural light, this space is truly inviting. is the perfect space for entertaining guests or simply relaxing.

The master bedroom is generously sized and offers plenty of room for oversized furniture. It also includes a walk-in closet and a well-appointed ensuite bathroom.

Convenience is key on the main floor, with a laundry room and a guest bathroom easily accessible.

The lower level of the home features a spacious family room, two bedrooms with ensuites, an additional bedroom, and another bathroom. If needed, a fifth bedroom can easily be added, making this property perfect



for families with teenagers or those in need of extra space.
Don't miss out on this exceptional opportunity to own a home that not only offers a fantastic location but also boasts stylish upgrades and ample space for comfortable living. Upgrades include new windows in the basement.
Schedule a showing today and make this dream home yours!

Built in 1993

Essential Information

MLS® #	A2110004
Price	\$459,000
Sold Price	\$447,000
Bedrooms	4
Bathrooms	5.00
Full Baths	3
Half Baths	2
Square Footage	1,704
Acres	0.15
Year Built	1993
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Sold

Community Information

Address	11 Parkland Close E
Subdivision	Parkland
City	Brooks
County	Brooks
Province	Alberta
Postal Code	T1R 0M2

Amenities

Parking Spaces	2
Parking	Double Garage Attached, Parking Pad

Interior

Interior Features	Kitchen Island, No Animal Home, No Smoking Home, Skylight(s), Soaking Tub, Walk-In Closet(s)
Appliances	See Remarks
Heating	Mid Efficiency, Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Gas, Wood Burning
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Balcony, BBQ gas line, Private Yard
Lot Description	Back Lane, Front Yard, Low Maintenance Landscape, Landscaped
Roof	Asphalt Shingle
Construction	Brick, Concrete, Stucco, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	February 28th, 2024
Date Sold	May 16th, 2024
Days on Market	76
Zoning	R-SD
HOA Fees	0.00

Listing Details

Listing Office	MaxWell Capital Realty - Brooks
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