

\$430,000 - 48 Kellington Close, Brooks

MLS® #A2179780

\$430,000

3 Bedroom, 3.00 Bathroom, 1,372 sqft

Residential on 0.15 Acres

Fairview, Brooks, Alberta

WHEN ONLY THE BEST WILL

DOâ€™t! Located in highly sought after
â€™Kellington Close Estatesâ€™™. This quiet
cul-de-sac is the kind of place where people
come to live & never want to leave. Loads of
curb appeal grace this one-of-a-kind HOME.
The immaculate yard boasts, low maintenance
exterior, attractive landscape, patio stoned RV
parking, exterior wood chute, central
air-conditioner, custom Fire Pit, TREX Decking
with 6 person HOT TUB & Cover!!! Sunken
entry leads to the spacious living room &
dining area. A bright and charming kitchen
offers a delightful breakfast nook framed by
numerous paned glass windows providing a
splendid view of the yard. Upstairs the large
primary bedroom is complete with walk-in
closet and private 3 piece ensuite! The 3rd
level presents an inviting family/recreational
room, featuring large windows for natural light,
gas fireplace to enjoy in colder months,
laundry, & full bathroom. An unfinished 4th
level provides endless possibilities for
developmentâ€™!..like a Multimedia/Theatre
Room, Games Room, Additional Bedroom,
etc. Currently, the wood burning stove, in the
4th level, provides an added heat source to
help cut the rising heating costs during winter
months. LETâ€™S GET YOU HOME!

Built in 1996

Essential Information



MLS® #	A2179780
Price	\$430,000
Sold Price	\$420,000
Bedrooms	3
Bathrooms	3.00
Full Baths	3
Square Footage	1,372
Acres	0.15
Year Built	1996
Type	Residential
Sub-Type	Detached
Style	4 Level Split
Status	Sold

Community Information

Address	48 Kellington Close
Subdivision	Fairview
City	Brooks
County	Brooks
Province	Alberta
Postal Code	T1R 1G8

Amenities

Parking Spaces	2
Parking	Double Garage Attached

Interior

Interior Features	See Remarks
Appliances	See Remarks
Heating	Forced Air, Floor Furnace
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Gas, Wood Burning Stove
Has Basement	Yes
Basement	Full, Partially Finished

Exterior

Exterior Features	Other
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Lot Description	Back Yard, Landscaped, Back Lane, Cul-De-Sac, Few Trees
Roof	Asphalt Shingle
Construction	Concrete, Wood Frame, Other
Foundation	Wood

Additional Information

Date Listed	November 18th, 2024
Date Sold	December 3rd, 2024
Days on Market	15
Zoning	R-SD
HOA Fees	0.00

Listing Details

Listing Office	CIR REALTY
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