# \$320,000 - 103 Wildrose Avenue, Brooks

MLS® #A2199397

## \$320,000

4 Bedroom, 4.00 Bathroom, 1,014 sqft Residential on 0.14 Acres

Sunnylea, Brooks, Alberta

Welcome to 103 Wildrose Avenue. This move-in ready 4 bedroom, 3.5 bathroom home provides ample space for a growing family, with functional living areas both upstairs and down.

Step inside to find a bright and welcoming living room, featuring a large picture window, laminate flooring, and neutral grey paint for a modern touch. The kitchen, boasts espresso colored cabinetry, laminate countertops, and flows seamlessly into the dining area. From here, step out onto the tiered deck with metal railings, where you can enjoy backyard views and a fire pit area for your outdoor gatherings.

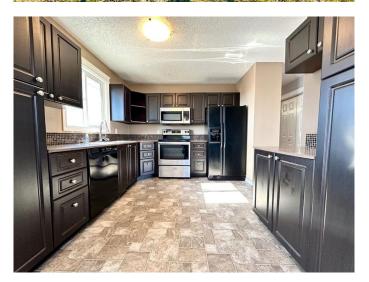
The main level offers three bedrooms, including a primary bedroom with a private 2pce ensuite, while a 4pce main bathroom is conveniently located near the other 2 bedrooms.

The fully developed basement adds incredible value, featuring a 4th bedroom with its own 3pce ensuite with relaxing jacuzzi tub, a spacious family room with a versatile area for a future fifth bedroom or office, plus another 3pce bathroom with shower. Central air conditioning ensures your comfort in the warmer summer months.

The exterior of the home is finished in dark brown stucco with stone accents, adding to its appeal. The fenced backyard is spacious and







includes a shed, providing extra storage. The front driveway accommodates multiple vehicles and even an RV, offering plenty of parking options.

Located in a quiet area with open field views, this home is perfect for families seeking space, functionality, and affordability. Don't miss your chance to make 103 Wildrose Avenue your new home, take a look today.

Built in 1981

#### **Essential Information**

MLS® # A2199397
Price \$320,000
Sold Price \$310,000

Bedrooms 4
Bathrooms 4.00
Full Baths 3

Half Baths 1

Square Footage 1,014
Acres 0.14
Year Built 1981

Type Residential
Sub-Type Detached
Style Bi-Level
Status Sold

## **Community Information**

Address 103 Wildrose Avenue

Subdivision Sunnylea
City Brooks
County Brooks
Province Alberta
Postal Code T1R 0A7

#### **Amenities**

Utilities Electricity Connected, Garbage Collection, Natural Gas Connected,

Sewer Connected, Water Connected

Parking Spaces 2

Parking Driveway, Off Street

### Interior

Interior Features See Remarks

Appliances Dishwasher, Dryer, Microwave Hood Fan, Refrigerator, Freezer,

Stove(s), Washer

Heating Forced Air, Natural Gas

Cooling Central Air

Has Basement Yes

Basement Finished, Full

### **Exterior**

Exterior Features Other

Lot Description Landscaped, Level

Roof Asphalt Shingle

Construction Stone, Stucco

Foundation Poured Concrete

#### **Additional Information**

Date Listed March 5th, 2025

Date Sold April 5th, 2025

Days on Market 30

Zoning R-SD

HOA Fees 0.00

## **Listing Details**

Listing Office Royal LePage Community Realty

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