

# \$339,500 - 51 Greenbrook Way E, Brooks

MLS® #A2207886

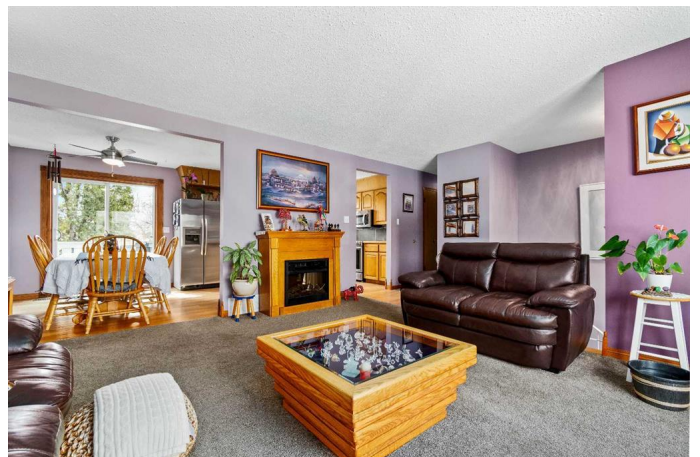
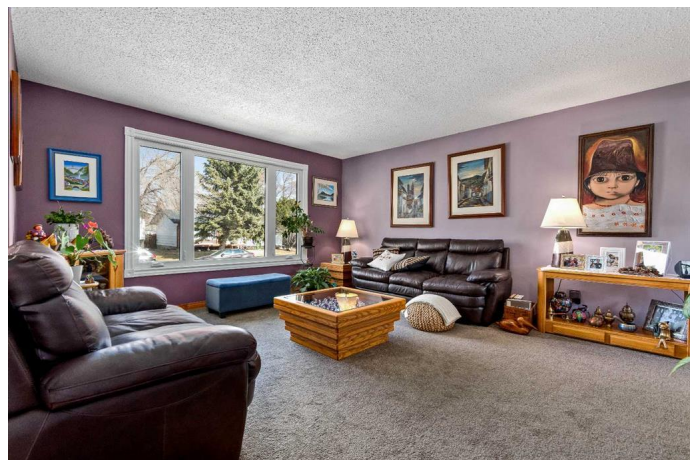
**\$339,500**

4 Bedroom, 2.00 Bathroom, 1,075 sqft

Residential on 0.14 Acres

Greenbrook, Brooks, Alberta

Greenbrook - 51 Greenbrook Way E. Welcome to this well-maintained bi-level home with over 2,000 sq ft of total living space in the city of Brooks. This fully developed home features 3+1 bedrooms and 2 full bathrooms. As you enter the home, you'll find a spacious entryway that leads to the main level. Here, you'll find a bright kitchen with stainless steel appliances, a peninsula with extra storage, and seating for two. The dining room gives you access to the south-facing backyard, while the front-facing living room is filled with natural light. The main level also includes a primary bedroom, two additional good-sized bedrooms, and a 4-piece bathroom. The fully developed 973 sq ft lower level includes a large recreation room and games area, a 4th bedroom, and a den (previously a 5th bedroom). You will also find a 3-piece bathroom, a laundry room, and additional storage under the stairs. The bi-level layout allows for a bright basement with high ceilings and large windows. This home shows great care and attention, with many recent updates, including new windows, a new furnace, a new hot water tank, a new roof, central air conditioning, and more. Step outside through the back patio doors into the spacious, south-facing backyard that offers many possibilities. You can add extra parking from the back lane while enjoying the backyard for entertaining with a fixed gazebo, a concrete patio, and a wooden deck. The backyard is landscaped, fully fenced, and has gate access to the laneway. The front driveway offers



parking for up to four cars and easy access to a fixed metal tool shed for extra storage.

Greenbrook is a well-established neighborhood in Brooks, Alberta, located close to schools, parks, playgrounds, Brooks Splash Park, shopping, and restaurants. Call for more info!

Built in 1973

### **Essential Information**

MLS® #	A2207886
Price	\$339,500
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	1,075
Acres	0.14
Year Built	1973
Type	Residential
Sub-Type	Detached
Style	Bi-Level
Status	Active

### **Community Information**

Address	51 Greenbrook Way E
Subdivision	Greenbrook
City	Brooks
County	Brooks
Province	Alberta
Postal Code	T1R 0J2

### **Amenities**

Parking Spaces	4
Parking	Off Street, Parking Pad, RV Access/Parking

### **Interior**

Interior Features	Ceiling Fan(s)
Appliances	Central Air Conditioner, Dishwasher, Dryer, Electric Range, Microwave

	Hood Fan, Refrigerator, Wall/Window Air Conditioner, Washer
Heating	Forced Air
Cooling	Central Air
Has Basement	Yes
Basement	Finished, Full

### **Exterior**

Exterior Features	Other, Private Yard
Lot Description	Back Lane, Back Yard, Front Yard, Interior Lot, Landscaped
Roof	Asphalt Shingle
Construction	Wood Frame
Foundation	Poured Concrete

### **Additional Information**

Date Listed	April 4th, 2025
Days on Market	1
Zoning	R-SD

### **Listing Details**

Listing Office	RE/MAX Real Estate (Central)
----------------	------------------------------

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.