

# \$355,000 - 144 Pleasant Park Road W, Brooks

MLS® #A2217585

**\$355,000**

3 Bedroom, 2.00 Bathroom, 1,064 sqft

Residential on 0.11 Acres

Pleasant Park, Brooks, Alberta

Welcome to 144 Pleasant Park Road West! Tucked away in a quiet neighbourhood, this family friendly home is located close to Griffen Park School, playgrounds, and baseball diamonds. The lovely open main floor is perfect for entertaining family and friends, complete with a large family room, two piece bathroom, and dining room, all bathed in an abundance of sunlight. Upstairs features three good sized bedrooms, including a large walk-in closet in the primary bedroom. Downstairs is partially developed, awaiting your creative finishing touches! So many great features to appreciate here, including a wonderful, extended front porch, over-sized double detached garage and air conditioning for those soon to come hot summer days. Newer furnace, hot water tank, and shingles round out the updates to this wonderful home. Be sure and call your REALTOR® today for a showing. You will not be disappointed!

Built in 1999

## Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | A2217585  |
| Price          | \$355,000 |
| Bedrooms       | 3         |
| Bathrooms      | 2.00      |
| Full Baths     | 1         |
| Half Baths     | 1         |
| Square Footage | 1,064     |



|            |             |
|------------|-------------|
| Acres      | 0.11        |
| Year Built | 1999        |
| Type       | Residential |
| Sub-Type   | Detached    |
| Style      | 2 Storey    |
| Status     | Active      |

### Community Information

|             |                          |
|-------------|--------------------------|
| Address     | 144 Pleasant Park Road W |
| Subdivision | Pleasant Park            |
| City        | Brooks                   |
| County      | Brooks                   |
| Province    | Alberta                  |
| Postal Code | T1R 1H5                  |

### Amenities

|                |                        |
|----------------|------------------------|
| Parking Spaces | 2                      |
| Parking        | Double Garage Detached |
| # of Garages   | 2                      |

### Interior

|                   |                                                   |
|-------------------|---------------------------------------------------|
| Interior Features | Ceiling Fan(s)                                    |
| Appliances        | Dishwasher, Dryer, Refrigerator, Stove(s), Washer |
| Heating           | Forced Air                                        |
| Cooling           | Central Air                                       |
| Has Basement      | Yes                                               |
| Basement          | Partially Finished, Partial                       |

### Exterior

|                   |                        |
|-------------------|------------------------|
| Exterior Features | Other                  |
| Lot Description   | Back Lane, See Remarks |
| Roof              | Asphalt                |
| Construction      | Wood Frame             |
| Foundation        | See Remarks            |

### Additional Information

|                |               |
|----------------|---------------|
| Date Listed    | May 4th, 2025 |
| Days on Market | 7             |
| Zoning         | R-SL          |

**Listing Details**

Listing Office                      Century 21 Foothills South Real Estate

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