\$260,000 - A, 1008 2 Avenue W, Brooks

MLS® #A2256648

\$260,000

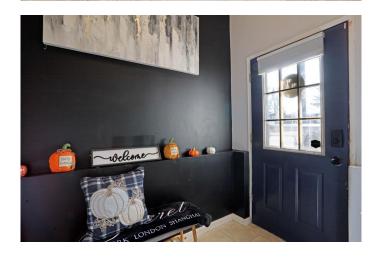
5 Bedroom, 2.00 Bathroom, 996 sqft Residential on 0.09 Acres

West End, Brooks, Alberta

Welcome to this great half duplex in the desirable West End! Located close to Griffin Elementary, shopping centres, and bike and walking paths, this home offers both convenience and comfort. With a practical bi-level floor plan, the main level features an inviting kitchen with an island, pantry, and plenty of storage, open to the large, light filled living room. Three bedrooms upstairs include a primary, spacious second bedroom, and a third room that makes the perfect office. A full four-piece bathroom completes the main level. Downstairs, the fully finished basement offers two large bedrooms, a second full bathroom, a family room, utility room, and additional storage. This property sits on a large corner lot that is fully fenced, perfect for kids, pets, or entertaining. Recent updates include stylish vinyl plank flooring, fresh paint, a new furnace and central AC and a new fence. Affordable and move-in ready, this home is perfect for first-time buyers, anyone looking to downsize or add a revenue property to their portfolio!







Built in 1972

Essential Information

MLS® # A2256648 Price \$260.000

Bedrooms 5
Bathrooms 2.00
Full Baths 2

Square Footage 996
Acres 0.09
Year Built 1972

Type Residential

Sub-Type Semi Detached

Style Side by Side, Bi-Level

Status Active

Community Information

Address A, 1008 2 Avenue W

Subdivision West End
City Brooks
County Brooks
Province Alberta
Postal Code T1R 0C3

Amenities

Parking Spaces 2

Parking Off Street, Parking Pad

Interior

Interior Features Kitchen Island, Open Floorplan, Storage, Vinyl Windows

Appliances Central Air Conditioner, Dishwasher, Electric Stove, Refrigerator,

Washer/Dryer

Heating Forced Air, Natural Gas

Cooling Central Air

Has Basement Yes

Basement Finished, Full

Exterior

Exterior Features Private Entrance, Private Yard, Storage

Lot Description Back Yard, Corner Lot, Front Yard, Private, Standard Shaped Lot

Roof Tar/Gravel
Construction Vinyl Siding

Foundation Poured Concrete

Additional Information

Date Listed September 12th, 2025

Zoning R-SD

Listing Details

Listing Office eXp Realty

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