

\$364,900 - 3 St.mary's Crescent, Brooks

MLS® #A2232805

\$364,900

4 Bedroom, 2.00 Bathroom, 998 sqft

Residential on 0.18 Acres

West End, Brooks, Alberta

West End Home “ located in sought after St.Mary's Crescent. Located on a quiet crescent in Brooks’s™ desirable West End, this one-owner home offers privacy”just one adjacent neighbour and a serene greenspace right across the street. Classic red brick and masonite siding, upgraded windows. Inside, a spacious front entry into a bright and airy living room featuring wide plank vinyl flooring, an abundance of natural light, and space for even your largest furnishings and favourite house plants. Galley hybrid u shaped kitchen for convenience. The adjoining dining area offers access to a screened-in porch”perfect for bug-free summer meals and overlooks a landscaped backyard. Upstairs you'll find 3 bedrooms, a 4-piece bathroom, and two linen closets offering excellent storage. The lower level hosts a cozy family room and 3-piece shower bathroom and the 4th bedroom., while the basement level provides laundry space, cold storage, and storage shelving. Comfort is a priority with 2r YORK furnaces providing efficient dual-zone heating throughout the home. Outside, the private backyard is a true retreat”mature trees, blooming perennials, and productive fruit trees (plum, apple, apricot) create an ideal space for relaxing or entertaining. Walking distance of parks, shopping, leisure facilities, medical clinics, and more. Sellers will offer a \$4000 credit/cashback for shingle replacement.

Built in 1973



Essential Information

MLS® #	A2232805
Price	\$364,900
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	998
Acres	0.18
Year Built	1973
Type	Residential
Sub-Type	Detached
Style	4 Level Split
Status	Active

Community Information

Address	3 St.mary's Crescent
Subdivision	West End
City	Brooks
County	Brooks
Province	Alberta
Postal Code	T1R 0E5

Amenities

Parking Spaces	4
Parking	Double Garage Attached, Off Street, Parking Pad
# of Garages	2

Interior

Interior Features	Central Vacuum, Vinyl Windows
Appliances	Central Air Conditioner, Dishwasher, Refrigerator, Stove(s), Washer/Dryer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	Central Air
Has Basement	Yes
Basement	Exterior Entry, Full, Partially Finished

Exterior

Exterior Features	Garden, Private Yard
Lot Description	Back Lane, Back Yard, Corner Lot, Cul-De-Sac, Front Yard,

	Landscaped, Lawn, Many Trees, Fruit Trees/Shrub(s), Irregular Lot
Roof	Asphalt Shingle
Construction	Brick, Wood Frame, Wood Siding
Foundation	Poured Concrete

Additional Information

Date Listed	June 23rd, 2025
Days on Market	70
Zoning	RSD

Listing Details

Listing Office	RE/MAX Main Street Realty
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