

# \$469,000 - 188 Upland Avenue W, Brooks

MLS® #A2177534

**\$469,000**

5 Bedroom, 3.00 Bathroom, 1,397 sqft  
Residential on 0.18 Acres

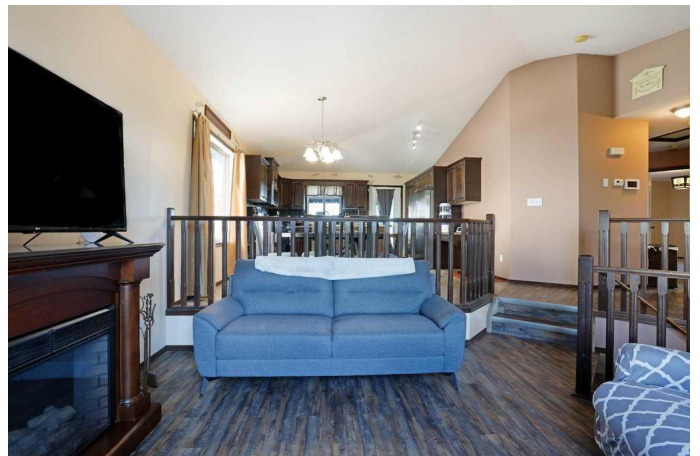
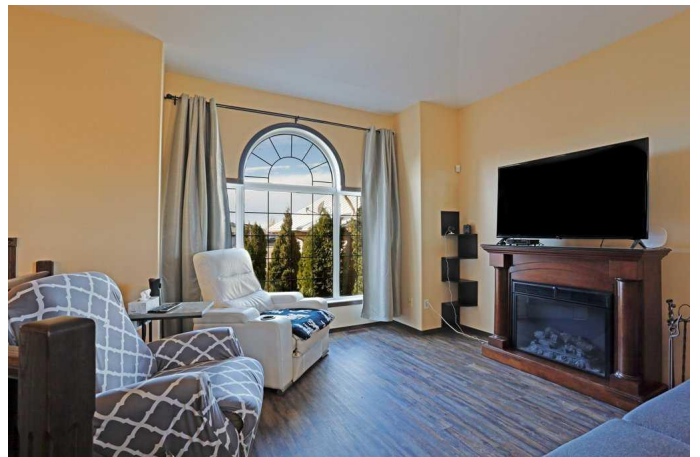
Uplands, Brooks, Alberta

Charming Character Home!

Welcome to 188 Upland Ave, a stunning residence combining character and modern living beautifully. This spacious home boasts five generous bedrooms and three bathrooms, making it perfect for families of all sizes. Step inside to discover an inviting open floor plan, highlighted by soaring ceilings that create a sense of space and light. The kitchen is a chef's dream with ample oak walnut stained cabinets and abundant counter space, a highlight is the moveable island. The living room is grand and offers a great open floor plan from the dining room, it has a generous size picture window to allow the natural light in. The primary bedroom features a walk-in closet and a lovely three-piece ensuite, ensuring your private retreat is both functional and stylish. On the main floor, you'll find two additional spacious bedrooms, perfect for kids or guests. Venture downstairs to the family room, ideal for entertaining or cozy family nights. The basement also offers two extra-large bedrooms, complemented by another three-piece bathroom, providing comfort and convenience for everyone.

It offers an attached double car garage, the yard is fenced and has maintenance-free landscaping, with ample room to park an RV, a prime location near shopping, school, and easy access to Highway #1, this home is a rare find!

Don't miss out on this warm and inviting character home in the desirable Upland area.



Call today to schedule your viewing and make this stylish home a place you would be proud to call home!

Built in 2006

### **Essential Information**

|                |             |
|----------------|-------------|
| MLS® #         | A2177534    |
| Price          | \$469,000   |
| Bedrooms       | 5           |
| Bathrooms      | 3.00        |
| Full Baths     | 3           |
| Square Footage | 1,397       |
| Acres          | 0.18        |
| Year Built     | 2006        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | Bi-Level    |
| Status         | Active      |

### **Community Information**

|             |                     |
|-------------|---------------------|
| Address     | 188 Upland Avenue W |
| Subdivision | Uplands             |
| City        | Brooks              |
| County      | Brooks              |
| Province    | Alberta             |
| Postal Code | T1R 1N1             |

### **Amenities**

|                |   |
|----------------|---|
| Parking Spaces | 2   |
| Parking        | Double Garage Attached, Off Street, Parkade |
| # of Garages   | 2   |

### **Interior**

|                   |  |
|-------------------|--|
| Interior Features | High Ceilings, Kitchen Island, No Smoking Home, Open Floorplan, Vaulted Ceiling(s) |
| Appliances        | See Remarks  |
| Heating           | Forced Air, Natural Gas  |
| Cooling           | Central Air  |

|                 |                          |
|-----------------|--------------------------|
| Fireplace       | Yes                      |
| # of Fireplaces | 1                        |
| Fireplaces      | Electric, Living Room    |
| Has Basement    | Yes                      |
| Basement        | Full, Partially Finished |

### Exterior

|                   |   |
|-------------------|---|
| Exterior Features | Private Yard, BBQ gas line                                  |
| Lot Description   | Back Lane, Level, Low Maintenance Landscape, Pie Shaped Lot |
| Roof              | Asphalt   |
| Construction      | Vinyl Siding  |
| Foundation        | Poured Concrete   |

### Additional Information

|                |                    |
|----------------|--------------------|
| Date Listed    | November 9th, 2024 |
| Days on Market | 159                |
| Zoning         | R-SL               |

### Listing Details

|                |                                 |
|----------------|---------------------------------|
| Listing Office | MaxWell Capital Realty - Brooks |
|----------------|---------------------------------|

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