

# \$342,500 - 104 Pleasant Park Road W, Brooks

MLS® #A2226973

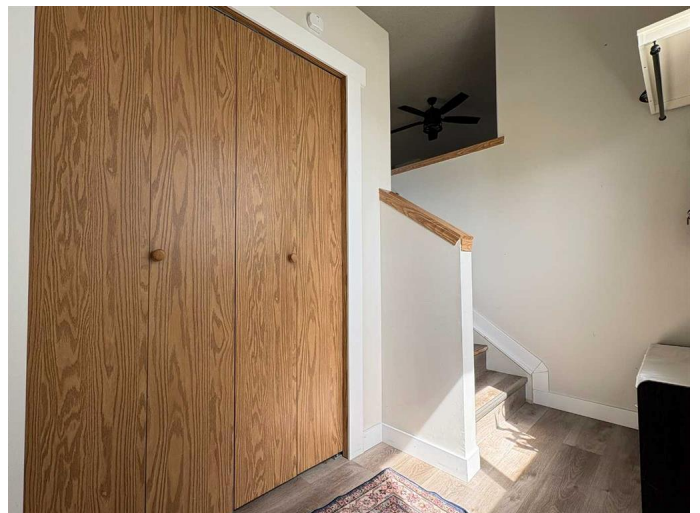
**\$342,500**

4 Bedroom, 2.00 Bathroom, 1,152 sqft

Residential on 0.09 Acres

Pleasant Park, Brooks, Alberta

Welcome to 104 Pleasant Park Rd! This delightful & well maintained bungalow offers 1,152 sq ft of comfortable living space, perfect for a family or as a wonderful starter home. The main level features a bright and inviting open-concept layout, providing a smooth flow between the living room, dining area, and kitchen. The kitchen is equipped with recently updated appliances and features stylish and durable vinyl plank flooring, installed in 2020. The primary bedroom on this floor is generously sized, easily accommodating a king-size bed, dresser, and additional furniture, and includes two closets for ample storage. You'll also find two more well-proportioned bedrooms and a conveniently located four-piece bathroom on the main floor. For added convenience, a side entrance is located close to the staircase leading downstairs. The basement expands the living space by another 1,152 sq ft, featuring newer carpet (2019) a generously sized fourth bedroom, a newly renovated (2025) and beautifully designed 4-piece bathroom, a laundry room, and a large living room or recreation room. Outside, the property boasts a practical side entrance with a deck or patio, ideal for barbecues or enjoying your morning coffee. The backyard is fully fenced and provides access to a double detached garage. Enjoy extra privacy with no rear neighbours. The location is also fantastic, with nearby parks, playgrounds, walking paths, and Griffin Park School just a short distance away.



Built in 2000

## Essential Information

MLS® #	A2226973
Price	\$342,500
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	1,152
Acres	0.09
Year Built	2000
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

## Community Information

Address	104 Pleasant Park Road W
Subdivision	Pleasant Park
City	Brooks
County	Brooks
Province	Alberta
Postal Code	T1R1H8

## Amenities

Parking Spaces	2
Parking	Alley Access, Double Garage Detached, Garage Door Opener, Garage Faces Rear, On Street
# of Garages	2

## Interior

Interior Features	Ceiling Fan(s), Open Floorplan, Pantry
Appliances	Dishwasher, Electric Stove, Garage Control(s), Microwave, Range Hood, Refrigerator, Wall/Window Air Conditioner, Washer/Dryer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	Wall/Window Unit(s)
Has Basement	Yes
Basement	Full, Partially Finished

**Exterior**

Exterior Features	Private Entrance, Private Yard
Lot Description	Back Lane, Backs on to Park/Green Space, Low Maintenance Landscape, No Neighbours Behind
Roof	Shingle
Construction	Concrete, Vinyl Siding
Foundation	Poured Concrete

**Additional Information**

Date Listed	June 3rd, 2025
Days on Market	18
Zoning	RS-L

**Listing Details**

Listing Office	Century 21 Foothills Real Estate
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