

\$435,000 - 35 Laurel Place W, Brooks

MLS® #A2252836

\$435,000

4 Bedroom, 3.00 Bathroom, 1,210 sqft

Residential on 0.21 Acres

West End, Brooks, Alberta

Welcome home! Traditional class, a little bit of sass and ALL of the extras here at 35 Laurel Place W in Brooks, Alberta. This 4 bedroom, 2 bathroom home is cool, clean and BEYOND move in ready on one of the largest lots in the City! Gorgeous hardwood flooring, neutral paint and large windows highlight the open main living area. The kitchen is modern and bright, featuring stainless steel appliances, rich cabinetry and granite countertops. There is a coffee bar/workstation to the side with a wine fridge as well! Along with the large primary bedroom, the 1210 sq ft main floor features a second bedroom, main bathroom, laundry-1/2 bathroom and side separate entry door with access to the XL beautiful back yard, covered patio and single, attached garage. The spacious basement is a pleasant departure from what youâ€™ve come to expect & includes 2 large bedrooms, a full bathroom, utility room and the utility room. This home is a triple threat - it's in excellent condition, clean and in a highly desired location... totally move in ready. Neutral paint mixed with striking features like the kitchen ceiling and clawfoot tub means that the heavy lifting of design work has been done for you to revel in it all! This home has central a/c, off street parking in the front and back and is ready for a quick possession! Please book a showing soon to avoid disappointment.

Built in 1968



Essential Information

MLS® #	A2252836
Price	\$435,000
Bedrooms	4
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,210
Acres	0.21
Year Built	1968
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

Community Information

Address	35 Laurel Place W
Subdivision	West End
City	Brooks
County	Brooks
Province	Alberta
Postal Code	T1R 0E4

Amenities

Parking Spaces	4
Parking	Single Garage Attached
# of Garages	1

Interior

Interior Features	Breakfast Bar, Ceiling Fan(s), Closet Organizers, Granite Counters, Kitchen Island, No Smoking Home, Open Floorplan, Recessed Lighting, Separate Entrance, Soaking Tub, Storage
Appliances	Central Air Conditioner, Dishwasher, Garage Control(s), Gas Stove, Microwave, Range Hood, Refrigerator, Washer/Dryer, Window Coverings, Wine Refrigerator
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 Lane, Back Yard, Cul-De-Sac, Lawn, Private, Street Lighting, Level
Roof	Asphalt Shingle
Construction	Brick, Stucco, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	August 30th, 2025
Days on Market	14
Zoning	R-SD

Listing Details

Listing Office	Real Estate Centre
----------------	--------------------

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.