

## \$309,500 - N/A, Westlock

MLS® #E4396620

**\$309,500**

2 Bedroom, 2.00 Bathroom, 1,160 sqft

Condo / Townhouse on 0.00 Acres

Westlock, Westlock, AB

Adult Living in the nicest condo community called Brookside Village in Westlock. Many highlights including a gas fireplace w/remote & tile/oak surround w/mantle, beautiful bay window, a sun scope allows bright light to shine all day in the kitchen and a 3 season 12'x12' sunroom compliments the dining area. Walk-through closet in main bedroom leads to the ensuite bath w/walk-in tub. Additional 4 pce bath on main floor. 2nd bdrm. Spacious and open layout. Very private. Double garage w/another sun-scope to bring in natural light, built in vac system, storage room, tons of shelving, in-floor heat thru'out, newer shingles. Beautiful common area center for family functions with a games room, dining area with brick feature wall/fireplace & fully stocked kitchen. Built-in BBQ area and mailboxes at the village center. An excellent retirement home for those golden years!! \*note the last 2 photos of dining area show a sun-scope which looks like a light that's on but it is the light from the sun-scope tube above".

Built in 1992

### Essential Information

MLS® # E4396620

Price \$309,500

Bedrooms 2



Bathrooms	2.00
Full Baths	2
Square Footage	1,160
Acres	0.00
Year Built	1992
Type	Condo / Townhouse
Sub-Type	Half Duplex
Style	Bungalow
Status	Active

### Community Information

Address	N/A
Area	Westlock
Subdivision	Westlock
City	Westlock
County	ALBERTA
Province	AB
Postal Code	T7P 1A1

### Amenities

Amenities	Exterior Walls- 2"x6", No Animal Home, No Smoking Home, Parking-Visitor, Party Room, Recreation Room/Centre, Sunroom, Vinyl Windows
Parking	Double Garage Detached, Front Drive Access, Insulated, Over Sized, Parking Pad Cement/Paved

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Fan-Ceiling, Garage Control, Garage Opener, Refrigerator, Stacked Washer/Dryer, Stove-Electric, Vacuum System Attachments, Vacuum Systems, Curtains and Blinds
Heating	In Floor Heat System, Natural Gas
Fireplace	Yes
Fireplaces	Brass Surround, Mantel, Tile Surround
Stories	1
Has Basement	Yes
Basement	None, No Basement

### Exterior

Exterior	Wood, Vinyl
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Exterior Features	Low Maintenance Landscape
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Slab

**Additional Information**

Date Listed	July 9th, 2024
Days on Market	320
Zoning	Zone 70
Condo Fee	\$180

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