

# \$424,900 - 47 St. Mary's Crescent W, Brooks

MLS® #A2221664

**\$424,900**

5 Bedroom, 3.00 Bathroom, 1,749 sqft  
Residential on 0.19 Acres

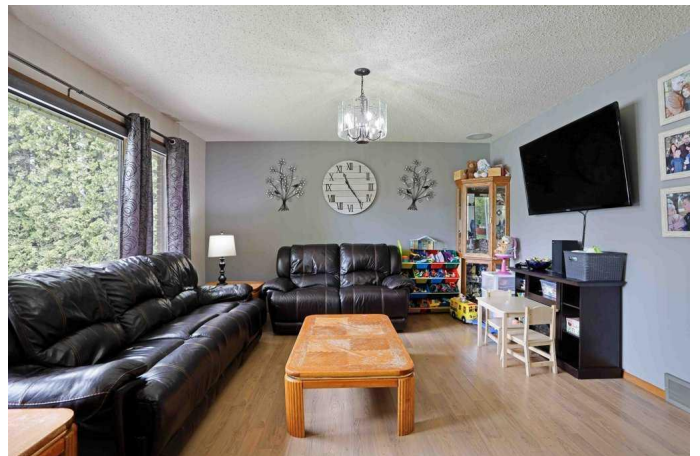
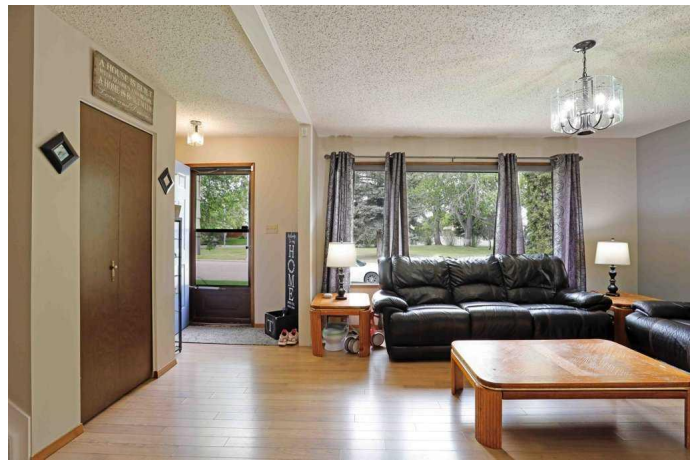
West End, Brooks, Alberta

**\*\*URGENT: LOCATION, LOCATION, LOCATION!\*\*** Donâ€™t miss your chance to claim this rare gem in the heart of the City of Brooksâ€”a spacious home, perfect for your growing family, nestled in a fantastic, friendly neighborhood. Welcome to 47 St. Mary's Crescent, the hottest spot just a short stroll to shopping, schools, and churches! This well-maintained property is an absolute must-see and wonâ€™t be available for long!

Featuring 5 bedrooms and 3 bathrooms, this home is designed for comfort and gatherings. The kitchen boasts newer appliances with plenty of cabinets and counter space, seamlessly flowing into a cozy dining area. The expansive living room is inviting and filled with natural light, perfect for larger furniture.

The impressive master suite features a walk-in closet and a stunning ensuite complete with a jetted tub, dual sink vanity, and standalone shower. Enjoy a cozy sitting area that connects to a sunroom through French doors. The upper level includes three generous bedrooms and a bathroom, while the lower level provides a family room with a wood-burning fireplace and an additional bedroom. Plus, the basement features a dry bar, ideal for recreation.

Experience ample storage throughout and start your mornings with coffee on the back patio, surrounded by the tranquility of your



private backyard, securely enclosed by a sturdy PVC vinyl fence. The asphalt shingles are 11 years. With an attached carport and RV parking, this home checks all the boxes!

Act fastâ€”this incredible opportunity won't last! Schedule your visit NOW!

Built in 1975

**Essential Information**

MLS® #	A2221664
Price	\$424,900
Bedrooms	5
Bathrooms	3.00
Full Baths	3
Square Footage	1,749
Acres	0.19
Year Built	1975
Type	Residential
Sub-Type	Detached
Style	5 Level Split
Status	Active

**Community Information**

Address	47 St. Mary's Crescent W
Subdivision	West End
City	Brooks
County	Brooks
Province	Alberta
Postal Code	T1R 0E5

**Amenities**

Parking Spaces	4
Parking	Attached Carport, Driveway

**Interior**

Interior Features	Dry Bar, Storage, Walk-In Closet(s)
Appliances	See Remarks

Heating	Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Family Room, Wood Burning
Has Basement	Yes
Basement	Finished, Full

## Exterior

Exterior Features	Private Yard
Lot Description	Back Lane, Back Yard, Front Yard, Landscaped, Street Lighting
Roof	Asphalt Shingle
Construction	Concrete, Wood Frame
Foundation	Poured Concrete

## Additional Information

Date Listed	May 24th, 2025
Days on Market	6
Zoning	R-SD

## Listing Details

Listing Office	MaxWell Capital Realty - Brooks
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