

# \$342,996 - 306, 499 Meadow Lake Court E, Brooks

MLS® #A2231086

**\$342,996**

2 Bedroom, 2.00 Bathroom, 1,016 sqft

Residential on 0.00 Acres

Meadowbrook, Brooks, Alberta

Experience carefree condo adult living in desirable Meadow Brook Estates.

a secure adult-oriented community offering a carefree lock-and-leave lifestyle. This spacious 1016 Sqft condo boasts two generously sized bedrooms, a 4-piece main bathroom, and a luxurious 3-piece ensuite, all flooded with natural light pouring in through large windows. Step out onto the balcony

. Enjoy expansive views from the balcony, where you'll also find a storage room and a natural gas hookup for your BBQ. The kitchen is a highlight, featuring soft-close cabinetry, quartz countertops, and a practical island. Throughout the unit, you'll appreciate modern finishes like luxury vinyl planking, carpeted bedrooms, and modern LED lighting. Additional features include elevator access, air conditioning, and this unit comes with an assigned convenient indoor heated parking spot, plus an extra assigned outdoor parking spot outside. Residents can take advantage of community amenities like a social gathering room, exercise room, and shop, making this condo the perfect blend of comfort, convenience, and luxury.

Built in 2020

## Essential Information

MLS® # A2231086

Price \$342,996



|                |                  |
|----------------|------------------|
| Bedrooms       | 2                |
| Bathrooms      | 2.00             |
| Full Baths     | 2                |
| Square Footage | 1,016            |
| Acres          | 0.00             |
| Year Built     | 2020             |
| Type           | Residential      |
| Sub-Type       | Apartment        |
| Style          | Multi Level Unit |
| Status         | Active           |

### Community Information

|             |                              |
|-------------|------------------------------|
| Address     | 306, 499 Meadow Lake Court E |
| Subdivision | Meadowbrook                  |
| City        | Brooks                       |
| County      | Brooks                       |
| Province    | Alberta                      |
| Postal Code | T1R0Y7                       |

### Amenities

|                |                                                                                                           |
|----------------|-----------------------------------------------------------------------------------------------------------|
| Amenities      | Elevator(s), Fitness Center, Parking, Party Room, Secured Parking, Workshop                               |
| Parking Spaces | 2                                                                                                         |
| Parking        | Garage Door Opener, Heated Garage, Off Street, Outside, Parkade, Side By Side, Workshop in Garage, Common |
| # of Garages   | 1                                                                                                         |

### Interior

|                   |                                                                                    |
|-------------------|------------------------------------------------------------------------------------|
| Interior Features | Ceiling Fan(s), Closet Organizers, Kitchen Island, No Smoking Home, Open Floorplan |
| Appliances        | Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator                       |
| Heating           | Baseboard, Hot Water, None                                                         |
| Cooling           | Central Air                                                                        |
| # of Stories      | 4                                                                                  |

### Exterior

|                   |                              |
|-------------------|------------------------------|
| Exterior Features | Balcony, Storage             |
| Construction      | Concrete, Stucco, Wood Frame |

### Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | June 13th, 2025 |
| Days on Market | 3               |
| Zoning         | R-HD            |

### **Listing Details**

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

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