

## \$384,900 - 198 Brookview Way, Stony Plain

MLS® #E4461279

**\$384,900**

3 Bedroom, 1.50 Bathroom, 1,340 sqft

Single Family on 0.00 Acres

Brookview, Stony Plain, AB

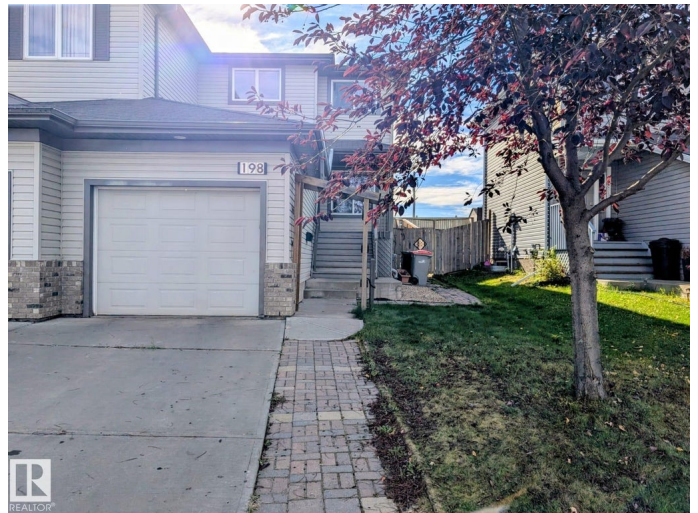
Move in Ready! No Condo Fees! Very Desirable Neighborhood! Pride of Ownership is evident in this super clean 2 Story, 3 Bdrm, 2 Bathroom 1/2 Duplex. It Offers around 1300sq ft of gently used living space. The front entrance has a grand foyer with soaring ceilings, a bright and spacious living area which includes the kitchen, dining & living room and den/office. The 2nd floor is made up of the Primary Bdrm which is complete with a spacious walk-in closet and a secondary door into the 4pc Bathroom, 2 additional Bdrms and best of all... Laundry right at your fingertips! No running up and down stairs with loads of laundry! The undeveloped basement is ready for your finishing touch & already has a roughed in bathroom. There is Central A/C, to keep you cool in the hot summer months & a high efficiency furnace for the winter. The fully landscaped, fenced yard is complete with a 2-tier deck. The front attached, insulated garage completes this excellent home. Move in today! Home was just professionally cleaned!

Built in 2009

### Essential Information

MLS® # E4461279

Price \$384,900



Bedrooms	3
Bathrooms	1.50
Full Baths	1
Half Baths	1
Square Footage	1,340
Acres	0.00
Year Built	2009
Type	Single Family
Sub-Type	Half Duplex
Style	2 Storey
Status	Active

### Community Information

Address	198 Brookview Way
Area	Stony Plain
Subdivision	Brookview
City	Stony Plain
County	ALBERTA
Province	AB
Postal Code	T7Z 2X7

### Amenities

Amenities	Air Conditioner, Carbon Monoxide Detectors, Exterior Walls- 2"x6", No Animal Home, No Smoking Home
Parking	2 Outdoor Stalls, Insulated, Single Indoor

### Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Fenced, Private Setting, Shopping Nearby

Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

**Additional Information**

Date Listed	October 8th, 2025
Days on Market	1
Zoning	Zone 91

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Listing information last updated on October 9th, 2025 at 3:32am MDT