

# \$267,773 - 205, 499 Meadow Lake Court E, Brooks

MLS® #A2175160

**\$267,773**

1 Bedroom, 1.00 Bathroom, 837 sqft

Residential on 0.00 Acres

Meadowbrook, Brooks, Alberta

PRE SELLING... adult condo developed by Spanwest ... Get ready to be captivated by Meadow Brook Heights, this development will be on the east side of Meadow Lake. This remarkable, secure community is designed for adults. With high-quality construction and luxury finishes that will leave you in awe. Construction will begin as soon as we have 8 pre-sold! Completion is scheduled between Dec 2025 to Dec 2026. Get in on this opportunity where you will have the chance to choose your colors and finishes from the developer's selection. All units have 9 ft ceilings with all the modern finishes and features you should expect in a premium build adult orientated condo! The large 6 ft wide covered balcony has a storage unit at one end plus a natural gas bbq hookup. Buy now with a low 10% deposit! This unit has a heated ground-level parking spot in the parkade! Concrete core floor and steel beam construction make for a very quiet building which enables it to be completely pet friendly (Pets are allowed but restricted to small and medium). There are only 24 air-conditioned units in this self-managed building. Low condo fees with heat and water included! RMS level 2 measurements are taken from the builder's floor plans pre-construction and include the non-heated but powered storage rooms accessed off the deck. Pictures are from a show suite and are for representation purposes of what one of the finishing options will be like in this unit.



Built in 2025

**Essential Information**

MLS® #	A2175160
Price	\$267,773
Bedrooms	1
Bathrooms	1.00
Full Baths	1
Square Footage	837
Acres	0.00
Year Built	2025
Type	Residential
Sub-Type	Apartment
Style	Low-Rise(1-4)
Status	Active

**Community Information**

Address	205, 499 Meadow Lake Court E
Subdivision	Meadowbrook
City	Brooks
County	Brooks
Province	Alberta
Postal Code	T1R 0Y7

**Amenities**

Amenities	Elevator(s), Secured Parking, Snow Removal, Visitor Parking, Workshop
Parking Spaces	1
Parking	Parkade

**Interior**

Interior Features	High Ceilings, Low Flow Plumbing Fixtures, Open Floorplan, Storage, Vinyl Windows
Appliances	Dishwasher, Microwave
Heating	Boiler
Cooling	Wall Unit(s)
# of Stories	4

**Exterior**

Exterior Features	Balcony, Garden, Storage
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Roof	Asphalt
Construction	Concrete, Metal Frame, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

**Additional Information**

Date Listed	October 22nd, 2024
Days on Market	191
Zoning	R-HD

**Listing Details**

Listing Office	MaxWell Capital Realty - Brooks
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