



68 Spruce Avenue W, Brooks, Alberta - \$240,000



Main Photo

Property Description

WELCOME HOME to this spacious 5-bedroom, 1-bathroom home, nestled in a welcoming, family-oriented neighborhood. Built in 1962, this home offers a great opportunity for first-time buyers or those looking to add their personal touch to a property with strong bones and plenty of potential.

Step inside to find a functional layout with room for everyone—whether you need extra bedrooms, a home office, or a playroom, this home has you covered. The metal roof offers long-lasting durability, and the single-car garage adds convenient storage and parking.

While the home could use a bit of TLC, it's a fantastic canvas for your vision. With a little updating, you can create the perfect home in a community where kids ride bikes, neighbors say hello, and local schools,



parks, and amenities are just a short walk away.

Don't miss this opportunity to invest in a solid home with room to grow—come see the potential for yourself!

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