

# \$64,900 - 79 Upland Manor W, Brooks

MLS® #A2243632

**\$64,900**

0 Bedroom, 0.00 Bathroom,  
Land on 0.13 Acres

Uplands, Brooks, Alberta

Prime Opportunity in Uplands – One of the  
Largest Lots Available!

Looking for the perfect place to build in Brooks? This oversized undeveloped lot in the desirable Uplands community offers endless possibilities. With full services to the lot line and no timeline requirements to build, you're free to plan your dream home or investment property at your own pace. This is one of the largest residential lots currently available in the city – giving you ample space for a custom build, spacious yard, or future development potential. Take advantage of the City of Brooks' tax incentives for new construction, making this an even more attractive opportunity. Whether you're ready to be part of the solution to the local housing shortage or seeking an investment that could pay off for years to come, this property delivers location, value, and potential.

There are multiple lots available, so your plans for Uplands can be fulfilled no matter how unique. Call for more information.

## Essential Information

|           |          |
|-----------|----------|
| MLS® #    | A2243632 |
| Price     | \$64,900 |
| Bathrooms | 0.00     |
| Acres     | 0.13     |
| Type      | Land     |



|          |                  |
|----------|------------------|
| Sub-Type | Residential Land |
| Status   | Active           |

### Community Information

|             |                   |
|-------------|-------------------|
| Address     | 79 Upland Manor W |
| Subdivision | Uplands           |
| City        | Brooks            |
| County      | Brooks            |
| Province    | Alberta           |
| Postal Code | T1R 1P9           |

### Amenities

|           |                                                                                                       |
|-----------|-------------------------------------------------------------------------------------------------------|
| Utilities | Sewer Available, Water Available, Electricity at Lot Line, Natural Gas at Lot Line, Phone At Lot Line |
|-----------|-------------------------------------------------------------------------------------------------------|

### Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | July 26th, 2025 |
| Days on Market | 61              |
| Zoning         | R-SD            |

### Listing Details

|                |                               |
|----------------|-------------------------------|
| Listing Office | Royal LePage Community Realty |
|----------------|-------------------------------|

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.