

# \$294,500 - 2009 Sunflower Crescent, Coaldale

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MLS® #A2185417

## \$294,500

3 Bedroom, 2.00 Bathroom, 1,088 sqft

Residential on 0.10 Acres

NONE, Coaldale, Alberta

Looking to downsize? Still want a yard? Come check out the quiet community in the Seasons where you own your land. No pad/lot rentals. Pride of ownership is evident in this desirable neighborhood. This modular home has 3 bedrooms and 2 bathrooms, open concept floorplan in the living, dining and kitchen area. The kitchen has a pantry and comes with fridge, stove, dishwasher and microwave. Located just 10 minutes from Lethbridge, the Town of Coaldale has everything you need. Come see this brand new modular home.

Built in 2024

## Essential Information

MLS® #	A2185417
Price	\$294,500
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,088
Acres	0.10
Year Built	2024
Type	Residential
Sub-Type	Detached
Style	Modular Home
Status	Active

## Community Information

Address 2009 Sunflower Crescent



Subdivision	NONE
City	Coaldale
County	Lethbridge County
Province	Alberta
Postal Code	T1M 0G4

### **Amenities**

Amenities	Park, Snow Removal, Parking, RV/Boat Storage
Parking Spaces	2
Parking	Parking Pad

### **Interior**

Interior Features	Ceiling Fan(s), Vinyl Windows, Pantry
Appliances	Dishwasher, Refrigerator, Microwave, Stove(s)
Heating	Forced Air
Cooling	None
Basement	None

### **Exterior**

Exterior Features	Other
Lot Description	Interior Lot
Roof	Asphalt Shingle
Construction	Manufactured Floor Joist, Vinyl Siding
Foundation	Piling(s)

### **Additional Information**

Date Listed	January 14th, 2025
Days on Market	94
Zoning	R3

### **Listing Details**

Listing Office	RE/MAX REAL ESTATE - LETHBRIDGE
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