

# \$275,000 - 2216 22 Avenue, Coaldale

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MLS® #A2212054

**\$275,000**

2 Bedroom, 1.00 Bathroom, 702 sqft

Residential on 0.21 Acres

NONE, Coaldale, Alberta

This home is perfect for first time home buyers or investors. There is 100 amp service, front driveway with a yard that is perfect for pets and kids to play in. There is plenty of off street parking front and back. There is a garage that is exceptionally hard to find, it is 22' x 36' and heated. It will hold at least 4 vehicles. Call your favorite realtor today to view.

Built in 1957

## Essential Information

MLS® #	A2212054
Price	\$275,000
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	702
Acres	0.21
Year Built	1957
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

## Community Information

Address	2216 22 Avenue
Subdivision	NONE
City	Coaldale
County	Lethbridge County



Province                    Alberta  
Postal Code                T1M 1H5

**Amenities**

Parking Spaces            8  
Parking                    Double Garage Detached, On  
# of Garages                4

**Interior**

Interior Features          Separate Entrance  
Appliances                Dishwasher, Dryer, Electric S  
Heating                    Forced Air  
Cooling                    None  
Has Basement              Yes  
Basement                  Unfinished, Partial

**Exterior**

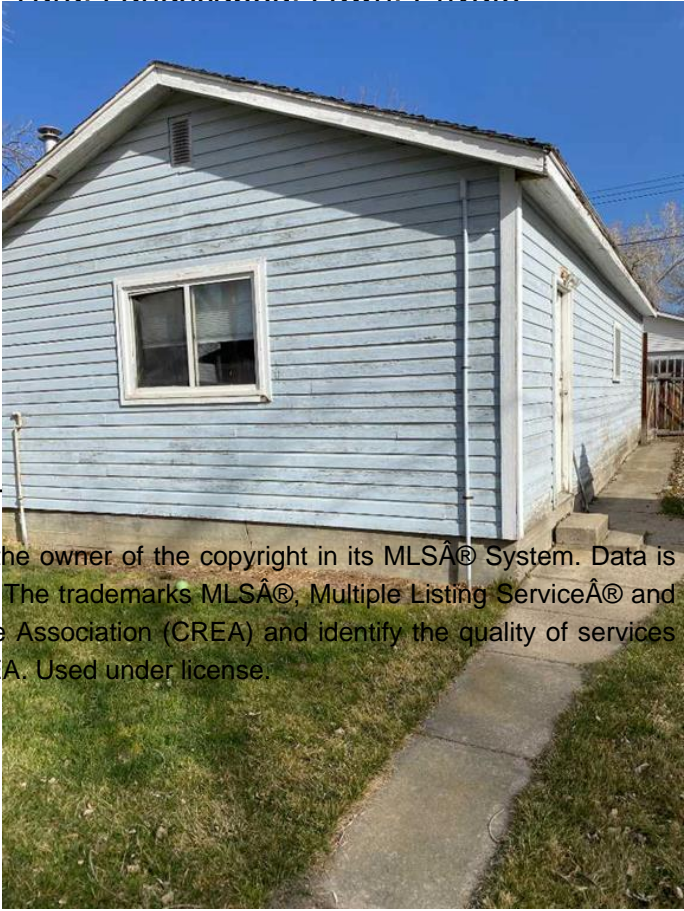
Exterior Features          Private Yard  
Lot Description            Back Lane, Back Yard, Front Yard, Landscaped, Lawn, Private  
Roof                        Asphalt Shingle  
Construction               Vinyl Siding, Wood Frame  
Foundation                Poured Concrete

**Additional Information**

Date Listed                April 15th, 2025  
Zoning                      R-L

**Listing Details**

Listing Office              RE/MAX REAL ESTATE - LETH



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