

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

---

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  
Days on Market 6  
Zoning R-L

Listing Details

Listing Office RE/MAX REAL ESTATE - LETHBRIDGE

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.

