

# \$275,000 - 2013 21 Avenue, Coaldale

MLS® #A2244050

## \$275,000

3 Bedroom, 1.00 Bathroom, 897 sqft

Residential on 0.24 Acres

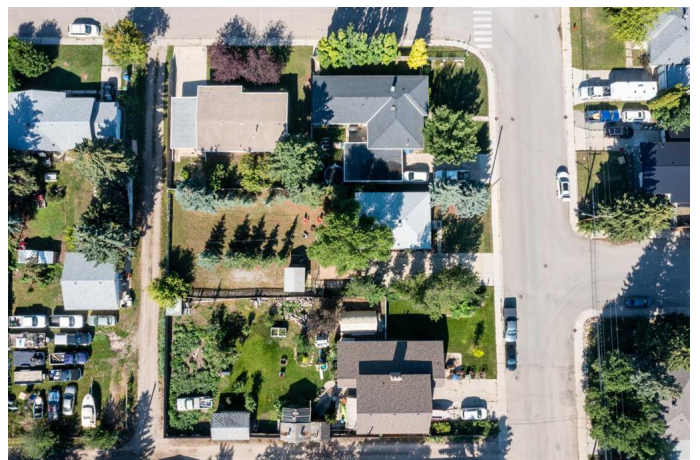
NONE, Coaldale, Alberta

Jackpot! You have just found the pot of gold at the end of the rainbow! This little gem will tick off all your boxes! If you are looking for a large yard, this home sits on a giant lot that measures 60 x 172 or 10,320 sq ft of space. Tons of space to build your dream garage! This super cute home features three bedrooms upstairs, making it perfect for young families. There is also a lovely newer deck out behind the home, perfect for relaxing and enjoying your massive back yard. The upgrades to this home include a renovated bathroom, New siding, New Furnace and Air Conditioner, New Windows, and New Laminate flooring., and New Electrical panel upgrade, and Newer exterior doors. There is also a single detached garage that is perfect for one car or storage. Don't delay this one is going to go quick!

Built in 1959

## Essential Information

|                |             |
|----------------|-------------|
| MLS® #         | A2244050    |
| Price          | \$275,000   |
| Bedrooms       | 3           |
| Bathrooms      | 1.00        |
| Full Baths     | 1           |
| Square Footage | 897         |
| Acres          | 0.24        |
| Year Built     | 1959        |
| Type           | Residential |



|          |          |
|----------|----------|
| Sub-Type | Detached |
| Style    | Bungalow |
| Status   | Active   |

### Community Information

|             |                   |
|-------------|-------------------|
| Address     | 2013 21 Avenue    |
| Subdivision | NONE              |
| City        | Coaldale          |
| County      | Lethbridge County |
| Province    | Alberta           |
| Postal Code | T1M 1H9           |

### Amenities

|                |                        |
|----------------|------------------------|
| Parking Spaces | 3                      |
| Parking        | Single Garage Detached |
| # of Garages   | 1                      |

### Interior

|                   |                                                                                  |
|-------------------|----------------------------------------------------------------------------------|
| Interior Features | Laminate Counters, No Smoking Home, Vinyl Windows                                |
| Appliances        | Central Air Conditioner, Dishwasher, Dryer, Electric Stove, Refrigerator, Washer |
| Heating           | Forced Air, Natural Gas                                                          |
| Cooling           | Central Air                                                                      |
| Has Basement      | Yes                                                                              |
| Basement          | Partial, Unfinished                                                              |

### Exterior

|                   |                                                               |
|-------------------|---------------------------------------------------------------|
| Exterior Features | Private Yard                                                  |
| Lot Description   | Back Lane, Back Yard, Front Yard, Landscaped, Lawn, Greenbelt |
| Roof              | Asphalt Shingle                                               |
| Construction      | Vinyl Siding, Wood Frame                                      |
| Foundation        | Block                                                         |

### Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | July 29th, 2025 |
| Days on Market | 6               |
| Zoning         | RS              |

### Listing Details

|                |                            |
|----------------|----------------------------|
| Listing Office | Lethbridge Real Estate.com |
|----------------|----------------------------|

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