

# \$420,000 - 2235 23 Avenue, Coaldale

MLS® #A2233540

**\$420,000**

4 Bedroom, 2.00 Bathroom, 1,008 sqft

Residential on 0.19 Acres

NONE, Coaldale, Alberta

Extremely solid, and well maintained home. This home is located on a massive corner lot in Coaldale! This four level split home features 4 bedrooms, and two full baths. The home has been recently upgraded with flooring and paint throughout, new bathroom, kitchen , new shingles and windows. The lot is 60x137 lot which features a beautiful covered patio and a 20x28 double garage, as well as a 15x20 single garage. This home is move in ready and looking for its next family!

Built in 1965

## Essential Information

|                |               |
|----------------|---------------|
| MLS® #         | A2233540      |
| Price          | \$420,000     |
| Bedrooms       | 4             |
| Bathrooms      | 2.00          |
| Full Baths     | 2             |
| Square Footage | 1,008         |
| Acres          | 0.19          |
| Year Built     | 1965          |
| Type           | Residential   |
| Sub-Type       | Detached      |
| Style          | 4 Level Split |
| Status         | Active        |

## Community Information

|             |                |
|-------------|----------------|
| Address     | 2235 23 Avenue |
| Subdivision | NONE           |



|             |                   |
|-------------|-------------------|
| City        | Coaldale          |
| County      | Lethbridge County |
| Province    | Alberta           |
| Postal Code | T1M1H4            |

### Amenities

|                |                                                |
|----------------|------------------------------------------------|
| Parking Spaces | 3                                              |
| Parking        | Double Garage Attached, Single Garage Attached |
| # of Garages   | 3                                              |

### Interior

|                   |                                                                      |
|-------------------|----------------------------------------------------------------------|
| Interior Features | See Remarks                                                          |
| Appliances        | Dishwasher, Microwave Hood Fan, Refrigerator, Stove(s), Washer/Dryer |
| Heating           | Boiler                                                               |
| Cooling           | Wall Unit(s)                                                         |
| Has Basement      | Yes                                                                  |
| Basement          | Finished, Full                                                       |

### Exterior

|                   |                 |
|-------------------|-----------------|
| Exterior Features | Private Yard    |
| Lot Description   | Back Lane       |
| Roof              | Asphalt Shingle |
| Construction      | See Remarks     |
| Foundation        | Poured Concrete |

### Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | June 23rd, 2025 |
| Days on Market | 55              |
| Zoning         | RESIDENTIAL     |

### Listing Details

|                |                               |
|----------------|-------------------------------|
| Listing Office | Real Estate Centre - Coaldale |
|----------------|-------------------------------|

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