

# \$274,900 - 403 1 Avenue S, Coutts

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MLS® #A2212473

**\$274,900**

4 Bedroom, 2.00 Bathroom, 957 sqft

Residential on 0.19 Acres

NONE, Coutts, Alberta

Great 4 bedroom, 2 bathroom home located in the quite community of Coutts at the US/Canada border crossing. Home has been recently refreshed, has fully developed walk-out basement, large fenced yard, 28x32 detached garage, and rv parking. Located across from park and playground.



Built in 1993

## Essential Information

MLS® #	A2212473
Price	\$274,900
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	957
Acres	0.19
Year Built	1993
Type	Residential
Sub-Type	Detached
Style	Bi-Level
Status	Active

## Community Information

Address	403 1 Avenue S
Subdivision	NONE
City	Coutts
County	Warner No. 5, County of
Province	Alberta

Postal Code      T0K 0N0

**Amenities**

Parking Spaces      4  
Parking      Double Garage Detached  
# of Garages      2

**Interior**

Interior Features      No Smoking Home, See Rem  
Appliances      Dishwasher, Refrigerator, Wi  
Heating      Forced Air  
Cooling      None  
Has Basement      Yes  
Basement      Finished, Full, Walk-Out

**Exterior**

Exterior Features      Private Yard, Playground  
Lot Description      Back Lane, Back Yard, Front  
Roof      Asphalt Shingle  
Construction      Vinyl Siding  
Foundation      Poured Concrete

**Additional Information**

Date Listed      April 16th, 2025  
Days on Market      118  
Zoning      R1

**Listing Details**

Listing Office      BERNIE SCHMID REALTY LTD



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