

# \$339,000 - 2219a 21 Avenue, Coaldale

MLS® #A2243770

**\$339,000**

4 Bedroom, 2.00 Bathroom, 1,027 sqft

Residential on 0.18 Acres

NONE, Coaldale, Alberta

Welcome to 2219A 21 Ave in Coaldale, an ideal first home offering space, functionality, and outdoor living! This well-maintained bi-level duplex features a bright, open-concept main floor with a spacious kitchen, dining area, and living room, perfect for cooking, dining, and spending time together. You'll also find two bedrooms and a full 4-piece bathroom on this level. Downstairs offers even more room to grow, with additional bedrooms, a huge family room, and a laundry/utility area with plenty of extra storage. Step outside to enjoy a generous patio area and an incredible backyard, this lot is over 200 feet deep! There's even a beautiful, fruitful garden ready for your green thumb. A large parking pad beside the home offers convenient off-street parking. Don't miss this fantastic opportunity, contact your favourite REALTOR® today to book a showing!

Built in 1977

## Essential Information

MLS® #	A2243770
Price	\$339,000
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	1,027
Acres	0.18
Year Built	1977



Type	Residential
Sub-Type	Semi Detached
Style	Side by Side, Bi-Level
Status	Active

### Community Information

Address	2219a 21 Avenue
Subdivision	NONE
City	Coaldale
County	Lethbridge County
Province	Alberta
Postal Code	T1M1J1

### Amenities

Parking Spaces	2
Parking	Off Street, Parking Pad

### Interior

Interior Features	Kitchen Island, Laminate Counters, Open Floorplan, Storage
Appliances	Dishwasher, Dryer, Microwave, Refrigerator, Stove(s), Washer
Heating	Forced Air
Cooling	None
Has Basement	Yes
Basement	Finished, Full

### Exterior

Exterior Features	Balcony, Garden, Private Yard, Storage
Lot Description	Back Yard, Front Yard, Interior Lot, Landscaped, Lawn, Street Lighting
Roof	Asphalt Shingle
Construction	Mixed
Foundation	Poured Concrete

### Additional Information

Date Listed	July 28th, 2025
Days on Market	1
Zoning	R-1A

### Listing Details

Listing Office	Onyx Realty Ltd.
----------------	------------------

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® 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.