

# \$175,000 - 208 2a Street W, Coutts

MLS® #A2218051

**\$175,000**

3 Bedroom, 2.00 Bathroom, 1,200 sqft

Residential on 0.21 Acres

NONE, Coutts, Alberta

If you are looking for a quiet place to live, with a close proximity to the US border, then this may be the opportunity for you! This 2008 built home features three bedrooms, including a spacious Primary Suite (including a walk-in closet and three-piece ensuite), and a four-piece Bathroom, huge Living Room, and a great kitchen and dining area. Outside you will find an off-street parking pad, east-facing deck and an absolutely massive back yard, with tons of potential to build a garage or garden. Located just steps away from the border, this a prefect spot to be if you do regular business in the US.

Built in 2008

## Essential Information

|                |                         |
|----------------|-------------------------|
| MLS® #         | A2218051                |
| Price          | \$175,000               |
| Bedrooms       | 3                       |
| Bathrooms      | 2.00                    |
| Full Baths     | 2                       |
| Square Footage | 1,200                   |
| Acres          | 0.21                    |
| Year Built     | 2008                    |
| Type           | Residential             |
| Sub-Type       | Detached                |
| Style          | Single Wide Mobile Home |
| Status         | Active                  |

## Community Information



|             |                         |
|-------------|-------------------------|
| Address     | 208 2a Street W         |
| Subdivision | NONE                    |
| City        | Coutts                  |
| County      | Warner No. 5, County of |
| Province    | Alberta                 |
| Postal Code | T0K 0N0                 |

### Amenities

|                |                         |
|----------------|-------------------------|
| Parking Spaces | 1                       |
| Parking        | Off Street, Parking Pad |

### Interior

|                   |   |
|-------------------|---|
| Interior Features | See Remarks   |
| Appliances        | Dishwasher, Dryer, Electric Stove, Refrigerator, Washer |
| Heating           | Forced Air  |
| Cooling           | None  |
| Basement          | None  |

### Exterior

|                   |                          |
|-------------------|--------------------------|
| Exterior Features | Private Yard             |
| Lot Description   | Private                  |
| Roof              | Asphalt Shingle          |
| Construction      | Vinyl Siding, Wood Frame |
| Foundation        | None                     |

### Additional Information

|                |               |
|----------------|---------------|
| Date Listed    | May 7th, 2025 |
| Days on Market | 5             |
| Zoning         | N/A           |

### Listing Details

|                |  |
|----------------|--|
| Listing Office | Century 21 Foothills South Real Estate |
|----------------|--|

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