

# \$530,000 - 7725 19 Avenue, Coleman

MLS® #A2236275

**\$530,000**

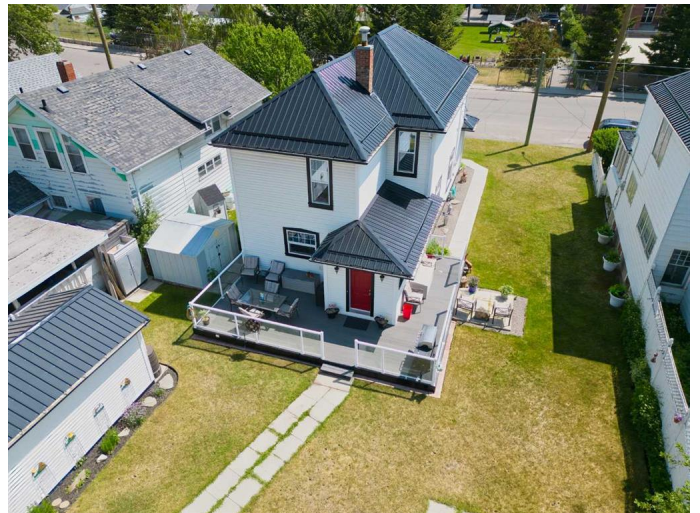
4 Bedroom, 2.00 Bathroom, 1,770 sqft

Residential on 0.14 Acres

NONE, Coleman, Alberta

Back in the olden days, there were a few special important people around of whom built special important people homes for themselves in Crowsnest Pass. It was a status thing, and hey, they could afford these homes where many mine workers of the day unfortunately couldn't. These homes of stature were few and far between in those days, and in today's times are cool pieces of history for the Crowsnest Pass. Ironically for this property, the local museum is just across the street, where you could go and dig into the history of this impressive property as well the others that line the street that stand out from the more typical smaller coal miner homes from this era. This rare 2 storey home was well constructed back in the day and still has many of the original features in tact including operational cast iron steam powered radiators, some 9" ceilings, large rooms, enclosed front porch, and even a laundry chute from the top floor to the basement, which is super cool.

Modern upgrades include a low maintenance exterior with metal roof, vinyl siding, and Trex style decking with glass railings. Other updates include large vinyl windows, vinyl plank flooring, granite countertops and more. There have been substantial renovations to many areas of the home including kitchens and bathrooms and a few other rooms that have been stripped down to the frame, re-insulated and rebuilt and including extra insulation in the



attic of the home. The home also has other features including a gas fireplace, central vacuum, water softener, and an alarm system that detects entry, glass breakage, flood, and CO2.

Soak up the views from the awesome rear deck that wraps around the side of the house. A concrete pad off the side deck with 220V wiring near by, is ready for your hot tub.

This great home is on a large 62.5'x100' lot, and there are options for a garage but in the meantime there is plenty of storage outside with 3 sheds including one that's 16'x10' and built/used as a workshop. With no neighbours to the back and a huge open laneway, there is also plenty of parking out back for your things.

Built in 1926

### Essential Information

MLS® #	A2236275
Price	\$530,000
Bedrooms	4
Bathrooms	2.00
Full Baths	1
Half Baths	1
Square Footage	1,770
Acres	0.14
Year Built	1926
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

### Community Information

Address	7725 19 Avenue
Subdivision	NONE

City	Coleman
County	Crowsnest Pass
Province	Alberta
Postal Code	T0K0M0

### **Amenities**

Parking Spaces	2
Parking	Off Street

### **Interior**

Interior Features	Granite Counters, High Ceilings
Appliances	Dishwasher, Freezer, Microwave Hood Fan, Refrigerator, Stove(s), Washer/Dryer
Heating	Boiler, Natural Gas, Radiant, Steam
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Living Room
Has Basement	Yes
Basement	Full, Unfinished

### **Exterior**

Exterior Features	Other
Lot Description	Back Lane, Back Yard, No Neighbours Behind
Roof	Metal
Construction	Wood Frame
Foundation	Other

### **Additional Information**

Date Listed	July 3rd, 2025
Days on Market	74
Zoning	R-1

### **Listing Details**

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

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.