

\$399,000 - 2212 13 Street, Coaldale

MLS® #A2245130

\$399,000

5 Bedroom, 3.00 Bathroom, 1,125 sqft

Residential on 0.34 Acres

NONE, Coaldale, Alberta

Welcome to this beautiful and well-maintained 1,125 sq. ft. home in the heart of Coaldale, offering 5 bedrooms and 2 bathrooms—perfect for growing families or those needing extra space. Recent upgrades include carpet in the entry and stairs and a new roof in 2019. The bright and functional layout is complemented by a huge yard filled with features: a large garden, raspberry patch, apple trees, sandbox, playset, and two gas BBQ hookups—one in the front and one in the back—ideal for entertaining and outdoor living.

Enjoy the convenience of a single detached garage, an outdoor storage shed, and a location that's just steps from the spray park, playgrounds, and local schools. This home is move-in ready and full of charm, both inside and out. Don't miss this great opportunity to own a family-friendly property in one of Coaldale's most desirable neighborhoods!

Built in 1969

Essential Information

MLS® #	A2245130
Price	\$399,000
Bedrooms	5
Bathrooms	3.00
Full Baths	3
Square Footage	1,125



Acres	0.34
Year Built	1969
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

Community Information

Address	2212 13 Street
Subdivision	NONE
City	Coaldale
County	Lethbridge County
Province	Alberta
Postal Code	T1M 1C7

Amenities

Parking Spaces	3
Parking	Single Garage Detached
# of Garages	1

Interior

Interior Features	Bookcases, Ceiling Fan(s)
Appliances	Refrigerator, Stove(s), Washer/Dryer
Heating	Forced Air
Cooling	Central Air
Fireplaces	Family Room
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	BBQ gas line, Fire Pit, Garden, Playground
Lot Description	Fruit Trees/Shrub(s), Garden, Landscaped, Lawn, Private
Roof	Asphalt Shingle
Construction	Stone, Stucco, Wood Frame, Wood Siding
Foundation	Poured Concrete

Additional Information

Date Listed	August 1st, 2025
Days on Market	7

Zoning R1

Listing Details

Listing Office 2 PERCENT REALTY

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