



GRASSROOTS
REALTY GROUP

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**1506 19 Avenue
Coaldale, Alberta**

MLS # A2242450



\$160,000

Division:	NONE		
Type:	Residential/House		
Style:	Bungalow		
Size:	604 sq.ft.	Age:	-
Beds:	1	Baths:	1
Garage:	Additional Parking, Alley Access, Double Garage Detached, Gravel Driveway		
Lot Size:	0.16 Acre		
Lot Feat:	Back Lane, Back Yard, Level, No Neighbours Behind		

Heating:	Baseboard, Fireplace(s)	Water:	-
Floors:	Carpet, Linoleum	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Crawl Space, Partial	LLD:	-
Exterior:	Vinyl Siding, Wood Frame	Zoning:	RS
Foundation:	None	Utilities:	-
Features:	See Remarks		

Inclusions: Shed

With a little love this would be a great starter home with a double garage, perfect for a single person. Or tear the house down and you have a good sized lot to build your perfect new home with a garage already in place. Located close to downtown and all the amenities that Coaldale has to offer.