



GRASSROOTS
REALTY GROUP

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2219 14 Street
Coaldale, Alberta

MLS # A2349223



\$339,900

Division:	NONE		
Type:	Residential/House		
Style:	Bungalow		
Size:	768 sq.ft.	Age:	1959 (67 yrs old)
Beds:	3	Baths:	2
Garage:	Concrete Driveway, Parking Pad		
Lot Size:	0.17 Acre		
Lot Feat:	Back Yard, Landscaped, Standard Shaped Lot		

Heating:	Forced Air	Water:	-
Floors:	Hardwood	Sewer:	-
Roof:	Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Brick, Stucco, Vinyl Siding	Zoning:	R-1A
Foundation:	Poured Concrete	Utilities:	-
Features:	Laminate Counters, Storage		

Inclusions: WINDOW COVERINGS, FRIDGE,

Cute, comfortable, and in an awesome location! This charming bungalow is a fantastic opportunity for first-time buyers or anyone looking for a great starter home. Located on a very quiet street and surrounded by schools, the location is hard to beat. Inside, you'll find renovated bathrooms and updated windows, while the roof is only four years old. There's also a heated man cave/flex space that could easily be converted back into a garage simply by changing out the door. With some of the bigger updates already taken care of, this cute bungalow is ready for its next owners!