



2309 22 Avenue , Coaldale, Alberta - \$450,000



Main Photo

Property Description

Welcome to this exceptionally clean and well-maintained 4-level split in Coaldale — a perfect blend of comfort, space, and lifestyle.

This home features newer vinyl windows on the top three levels and a newer roof, offering peace of mind and long-term value. Inside, the layout is bright and functional, ideal for families, professionals, or anyone looking for flexible living space. Across the street, enjoy direct access to a community skate park, while the backyard offers a peaceful escape. Enjoy your own private, treed oasis, complete with an oversized deck that's perfect for BBQs, summer gatherings, or simply soaking up the quiet surroundings. This property also includes a large detached garage — perfect for vehicles, storage, or a workshop setup. This home has everything you need — space, updates, location, and a lifestyle to match. Don't miss your chance to make it yours.



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