

# \$569,000 - 231 Westgate Drive, Coaldale

MLS® #A2196298

**\$569,000**

4 Bedroom, 4.00 Bathroom, 1,458 sqft

Residential on 0.09 Acres

NONE, Coaldale, Alberta

Fully developed and fully loaded Westgate home. You'll love the colors and curb appeal from the outside with the hardie board siding and nice corner lot across the street from a green strip with a park. Inside you will find a bright, open floor plan with wonderful custom touches such as unique light fixtures, stairway lighting, and speakers on the main floor and outdoors, to name a few. The kitchen is complete with a center island, stainless appliances & pantry. The laundry room has counter space for folding all that laundry and plenty of cabinet storage. The main level has a convenient 2 piece bathroom. The upstairs has 3 bedrooms, including a master with a walk in closet and 3 piece en-suite bathroom with a beautiful tiled shower and 2 shower heads. The basement is fully developed with a family room and 4th bedroom with its own ensuite bathroom! The backyard is fully fenced and landscaped with underground sprinklers, covered deck with BBQ gas line, and lower patio deck with a gas line for a fireplace! The garage is insulated, drywalled and painted, and is also heated, so your vehicle stays nice and warm on those cold winter nights. . Put this one on your must see list in Coaldale!!

Built in 2015

## Essential Information

MLS® #                   A2196298

Price                     \$569,000



Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,458
Acres	0.09
Year Built	2015
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

### **Community Information**

Address	231 Westgate Drive
Subdivision	NONE
City	Coaldale
County	Lethbridge County
Province	Alberta
Postal Code	T1M 0E2

### **Amenities**

Parking Spaces	10
Parking	Double Garage Attached
# of Garages	2

### **Interior**

Interior Features	Granite Counters, High Ceilings, Kitchen Island, No Smoking Home, Open Floorplan, Pantry, Vinyl Windows, Wired for Sound
Appliances	Other
Heating	Forced Air, Natural Gas
Cooling	Central Air
Has Basement	Yes
Basement	Finished, Full

### **Exterior**

Exterior Features	BBQ gas line
Lot Description	Back Yard, Corner Lot, Front Yard, Landscaped, Lawn, Street Lighting, Underground Sprinklers
Roof	Asphalt Shingle

Construction	Composite Siding, Stone
Foundation	Poured Concrete

### **Additional Information**

Date Listed	February 27th, 2025
Days on Market	13
Zoning	R1A

### **Listing Details**

Listing Office	Century 21 Foothills South Real Estate
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