

# \$457,000 - 7498 18 Avenue, Coleman

MLS® #A2202126

**\$457,000**

3 Bedroom, 2.00 Bathroom, 1,722 sqft  
Residential on 0.11 Acres

NONE, Coleman, Alberta

This updated historic home in Coleman retains most of its original charm. Spacious 3-bedroom, two-bathroom home shows pride and care of ownership throughout. Full size corner lot. Original woodworking is still intact. Period stain glass window. Main floor laundry and sauna. Four season sun rum. Fantastic shape original cast iron claw foot deep tub. Well insulated and updated. Close to York Creek Staging area and miles and miles of backcountry trails.

Built in 1909

## Essential Information

MLS® #	A2202126
Price	\$457,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,722
Acres	0.11
Year Built	1909
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

## Community Information

Address	7498 18 Avenue
Subdivision	NONE



City	Coleman
County	Crowsnest Pass
Province	Alberta
Postal Code	T0K 0M0

### **Amenities**

Parking Spaces	3
Parking	Off Street

### **Interior**

Interior Features	Pantry
Appliances	Dishwasher, Electric Stove, Refrigerator, Washer/Dryer
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Wood Burning
Has Basement	Yes
Basement	Unfinished, Partial

### **Exterior**

Exterior Features	Courtyard
Lot Description	Back Yard
Roof	Metal
Construction	Mixed
Foundation	Combination

### **Additional Information**

Date Listed	March 11th, 2025
Days on Market	1
Zoning	Residential

### **Listing Details**

Listing Office	ROYAL LEPAGE SOUTH COUNTRY - Crowsnest Pass
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