

# \$787,500 - 223 2 Avenue, Drumheller

MLS® #A2198497

## \$787,500

3 Bedroom, 2.00 Bathroom, 2,403 sqft

Residential on 0.41 Acres

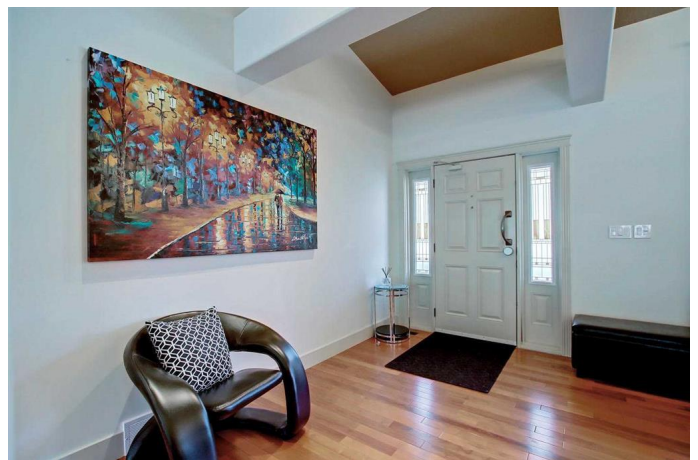
East Coulee, Drumheller, Alberta

This Bungalow is what Dreams are made of ! Surrounded in the Badlands this low maintenance landscaped Luxury home offers a large open concept living perfect for entertaining. An island that deserves its own postal code, a secluded backyard with outdoor kitchen and covered deck. Drive through RV Parking, triple attached garage, 3 bedrooms plus flex room, loads of storage. A good money maker as a vacation rental and located in the nice quiet artsy community of East Coulee for full time living or snow birding away. Please note showings to be booked around Overnight guests and corporate retreats so please try and give ample notice.

Built in 2007

### Essential Information

MLS® #	A2198497
Price	\$787,500
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	2,403
Acres	0.41
Year Built	2007
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active



## Community Information

Address	223 2 Avenue
Subdivision	East Coulee
City	Drumheller
County	Drumheller
Province	Alberta
Postal Code	T0J1B0

## Amenities

Parking Spaces	3
Parking	Heated Garage, Triple Garage Attached
# of Garages	3

## Interior

Interior Features	Ceiling Fan(s), Granite Counters, High Ceilings, Kitchen Island, Open Floorplan, Wired for Sound
Appliances	Built-In Oven, Dishwasher, Gas Cooktop, Microwave, Refrigerator, Washer/Dryer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Crawl Space, Partial

## Exterior

Exterior Features	BBQ gas line, Courtyard, Private Yard
Lot Description	Back Lane, Back Yard, Cleared, Low Maintenance Landscape
Roof	Asphalt Shingle
Construction	Stucco
Foundation	ICF Block

## Additional Information

Date Listed	March 2nd, 2025
Days on Market	142
Zoning	ND

## Listing Details

Listing Office	RE/MAX Now
----------------	------------

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.