

# \$185,000 - 307 Centre Avenue, Coutts

MLS® #A2246723

## \$185,000

2 Bedroom, 1.00 Bathroom, 735 sqft

Residential on 1.19 Acres

NONE, Coutts, Alberta

Bungalow on 3 lots in Coutts! Please note that all three addresses (separately titled) MUST sell together - 305 Centre Ave (LINC 0018 487 389), 307 Centre Ave (LINC 0018 487 397), 309 Centre Ave (LINC 0018 487 405). 2 bed, 1 bath home with newer paint, AC, garage door + opener, 100 amp panel, hot water tank, windows and siding, flooring and more! A cozy home with lots of yard to love!

Built in 1950

## Essential Information

|                |             |
|----------------|-------------|
| MLS® #         | A2246723    |
| Price          | \$185,000   |
| Bedrooms       | 2           |
| Bathrooms      | 1.00        |
| Full Baths     | 1           |
| Square Footage | 735         |
| Acres          | 1.19        |
| Year Built     | 1950        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | Bungalow    |
| Status         | Active      |

## Community Information

|             |                   |
|-------------|-------------------|
| Address     | 307 Centre Avenue |
| Subdivision | NONE              |
| City        | Coutts            |



|             |                         |
|-------------|-------------------------|
| County      | Warner No. 5, County of |
| Province    | Alberta                 |
| Postal Code | T0K 0N0                 |

### Amenities

|                |                        |
|----------------|------------------------|
| Parking Spaces | 2                      |
| Parking        | Single Garage Attached |
| # of Garages   | 1                      |

### Interior

|                   |                                                                     |
|-------------------|---------------------------------------------------------------------|
| Interior Features | Closet Organizers, Separate Entrance                                |
| Appliances        | Central Air Conditioner, Microwave Hood Fan, Refrigerator, Stove(s) |
| Heating           | Forced Air                                                          |
| Cooling           | Central Air                                                         |
| Has Basement      | Yes                                                                 |
| Basement          | Finished, Partial                                                   |

### Exterior

|                   |                          |
|-------------------|--------------------------|
| Exterior Features | Other                    |
| Lot Description   | Back Lane, Back Yard     |
| Roof              | Asphalt Shingle          |
| Construction      | Vinyl Siding, Wood Frame |
| Foundation        | Poured Concrete          |

### Additional Information

|                |                  |
|----------------|------------------|
| Date Listed    | August 8th, 2025 |
| Days on Market | 51               |
| Zoning         | Residential      |

### Listing Details

|                |                         |
|----------------|-------------------------|
| Listing Office | Grassroots Realty Group |
|----------------|-------------------------|

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.