

\$196,500 - 136 Anson Avenue Sw, Medicine Hat

MLS® #A2121184

\$196,500

2 Bedroom, 2.00 Bathroom, 1,165 sqft

Residential on 0.09 Acres

SW Hill, Medicine Hat, Alberta

BACK ON MARKET.... OFFER FELL THROUGH 2nd MAY DUE TO FINANCING ISSUES. Very clean and well maintained 2 bedroom, 2 bathroom home. Presently using the office as a 3rd bedroom. Has a very private well finished, landscaped lot, with many perennials, and a water feature. Also backs onto a large park with children play features. Has a very attractive large covered deck, a brick patio and a small green house (which is vented and has a raised roof). This is a really nice property for those who also like to enjoy relaxing or entertaining outside as well as inside. This freshly painted home is very cozy and most welcoming. Very pleasing décor. Some of the meaningful upgrades include; 2023 - New fridge, stove, dishwasher, microwave and central air (all with balance of 5 year transferable warranty) plus new toilets plus new water lines installed from kitchen to back of trailer... Also in 2023 - New flooring installed in front entrance, kitchen and back bedroom plus new shingles on barn shed also in 2023. New furnace in 2022. Hot water tank is about 10 years old. Home had new shingles installed in 2018. Also comes with a washer and dryer which round out an excellent appliance package. Once the front shed and the smoke house are removed (they belong to the seller) there will be spaces for 5 vehicles so RV parking is a cinch. This is an owned lot so no lot rental fees! Shows very well and ready to move into and enjoy.



Built in 1986

Essential Information

MLS® #	A2121184
Price	\$196,500
Sold Price	\$184,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,165
Acres	0.09
Year Built	1986
Type	Residential
Sub-Type	Detached
Style	Mobile
Status	Sold

Community Information

Address	136 Anson Avenue Sw
Subdivision	SW Hill
City	Medicine Hat
County	Medicine Hat
Province	Alberta
Postal Code	T1A8A3

Amenities

Parking Spaces	5
Parking	Off Street, Parking Pad, RV Access/Parking

Interior

Interior Features	Ceiling Fan(s), Vinyl Windows, Walk-In Closet(s)
Appliances	Central Air Conditioner, Dishwasher, Dryer, Microwave, Refrigerator, Stove(s), Washer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	Central Air
Basement	None

Exterior

Exterior Features	Private Yard
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Lot Description	Backs on to Park/Green Space, No Neighbours Behind, Landscaped, Private
Roof	Asphalt Shingle
Construction	Aluminum Siding, Metal Siding, Vinyl Siding
Foundation	Other

Additional Information

Date Listed	April 8th, 2024
Date Sold	May 24th, 2024
Days on Market	46
Zoning	R-LD
HOA Fees	0.00

Listing Details

Listing Office	SOURCE 1 REALTY CORP.
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