

\$429,000 - 31 Heritage Avenue Ne, Medicine Hat

MLS® #A2132390

\$429,000

4 Bedroom, 3.00 Bathroom, 1,170 sqft

Residential on 0.16 Acres

Northeast Crescent Heights, Medicine Hat, Alberta

Nestled in a tranquil, secluded corner of North East Crescent Heights, this immaculate bungalow sits on a spacious corner lot and offers the perfect blend of comfort and convenience. The home exudes pride of ownership and is completely turnkey, ready for you to move in and enjoy.

Upon entering, you'll be greeted by vaulted ceilings that enhance the bright and airy feel of the living room, kitchen, and dining areas. The kitchen is a chef's delight, featuring ample counter space with an island, a walk-in pantry, and a modern appliance package. The spacious master bedroom includes a 3-piece ensuite, and two additional well-sized bedrooms along with a second bathroom complete the main floor.

The fully developed basement extends your living space with a versatile family room that could be used for a games area, additional living space, or flex area. The basement also features an office room or glorified storage space, a large fourth bedroom, and 3rd bathroom.

Step outside to enjoy the expansive fully fenced backyard, complete with a back deck, underground sprinklers in both the front and back, and a convenient storage shed. The double garage is fully finished and has radiant heat, with an additional concrete pad beside it



for RV parking.

This home is a perfect choice for buyers seeking a well-maintained, turn key property in a prime location. Don't miss out on this exceptional opportunity to own a beautiful, move-in ready bungalow in NECH.

Built in 1998

Essential Information

MLS® #	A2132390
Price	\$429,000
Sold Price	\$420,000
Bedrooms	4
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,170
Acres	0.16
Year Built	1998
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Sold

Community Information

Address	31 Heritage Avenue Ne
Subdivision	Northeast Crescent Heights
City	Medicine Hat
County	Medicine Hat
Province	Alberta
Postal Code	T1C1X5

Amenities

Parking Spaces	4
Parking	Double Garage Attached

Interior

Interior Features	Ceiling Fan(s), Kitchen Island, Open Floorplan, Pantry
Appliances	Central Air Conditioner, Dishwasher, Refrigerator, Stove(s)
Heating	Forced Air
Cooling	Central Air
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Private Yard
Lot Description	Back Lane, Back Yard, City Lot
Roof	Asphalt Shingle
Construction	Brick, Vinyl Siding
Foundation	Poured Concrete

Additional Information

Date Listed	May 21st, 2024
Date Sold	June 10th, 2024
Days on Market	20
Zoning	R-LD
HOA Fees	0.00

Listing Details

Listing Office	EXP REALTY
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