

# \$389,900 - 122 8 Street Sw, Medicine Hat

MLS® #A2135506

**\$389,900**

5 Bedroom, 3.00 Bathroom, 1,650 sqft  
Residential on 0.14 Acres

SW Hill, Medicine Hat, Alberta

Welcome to your dream home nestled in the sought-after Southwest hill of Medicine Hat! This stunning 1649 square foot bungalow boasts 5 bedrooms and 2.5 baths, offering ample space for comfortable family living. As you approach, you'll be captivated by the charming brick exterior with rock accents, complemented by a massive concrete and brick driveway leading to a convenient carport for covered parking. Step inside to discover a spacious living room bathed in natural light, creating a warm and inviting atmosphere for gatherings with loved ones. The adjacent dining area seamlessly flows into the newly renovated custom kitchen, featuring luxurious quartz countertops and soft-close thermofoil cabinets. With its expansive layout and abundant counter space, this kitchen is a chef's delight, perfect for entertaining and creating lasting memories with family and friends. Adjacent to the kitchen and living room, you'll find a dedicated laundry room that exudes brightness and functionality. The main floor also features a beautifully upgraded 4-piece bathroom with a stylish vanity and new tub enclosure, offering a serene retreat for relaxation.

The master bedroom awaits around the corner, boasting a spacious closet and a convenient 2-piece ensuite bath for added privacy and convenience. The family room, with its vaulted ceiling and abundant windows, provides an exceptional space for quality family time, enhanced by a cozy gas fireplace



ideal for cozying up on winter evenings. Venture downstairs to discover three additional bedrooms, including a generously sized room perfect for a teenager's retreat or future games room. Completing the lower level are two more bedrooms, a well-appointed 3-piece bath, and two separate storage areas to keep your home organized and clutter-free. Outside, the charming backyard oasis beckons with mature trees and a gorgeous brick patio, offering the perfect setting for outdoor entertaining or simply relaxing in the sunshine. The detached garage provides ample storage space, while additional parking ensures convenience for guests. This private retreat offers the perfect balance of comfort and convenience, with low-maintenance landscaping ensuring hassle-free living. Don't miss the opportunity to make this exquisite property your forever home—schedule your viewing today and prepare to fall in love with 1649sq.ft of family living in the heart of Medicine Hat's Southwest hill. New shingles in 2021, A/C in 2021, HWT 2018, Newer PVC windows in main floor bedrooms and 1 bedroom down.

Built in 1967

### Essential Information

|                |             |
|----------------|-------------|
| MLS® #         | A2135506    |
| Price          | \$389,900   |
| Sold Price     | \$384,950   |
| Bedrooms       | 5           |
| Bathrooms      | 3.00        |
| Full Baths     | 2           |
| Half Baths     | 1           |
| Square Footage | 1,650       |
| Acres          | 0.14        |
| Year Built     | 1967        |
| Type           | Residential |
| Sub-Type       | Detached    |

|        |          |
|--------|----------|
| Style  | Bungalow |
| Status | Sold     |

### Community Information

|             |                 |
|-------------|-----------------|
| Address     | 122 8 Street Sw |
| Subdivision | SW Hill         |
| City        | Medicine Hat    |
| County      | Medicine Hat    |
| Province    | Alberta         |
| Postal Code | T1A 4L6         |

### Amenities

|                |                                                               |
|----------------|---------------------------------------------------------------|
| Parking Spaces | 3                                                             |
| Parking        | Concrete Driveway, Garage Door Opener, Single Garage Detached |

### Interior

|                   |                                                                                                                                     |
|-------------------|-------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | Bookcases, French Door, Quartz Counters                                                                                             |
| Appliances        | Central Air Conditioner, Dishwasher, Dryer, Garage Control(s), Microwave Hood Fan, Refrigerator, Stove(s), Washer, Window Coverings |
| Heating           | Floor Furnace                                                                                                                       |
| Cooling           | Central Air                                                                                                                         |
| Fireplace         | Yes                                                                                                                                 |
| # of Fireplaces   | 1                                                                                                                                   |
| Fireplaces        | Gas                                                                                                                                 |
| Has Basement      | Yes                                                                                                                                 |
| Basement          | Finished, Full                                                                                                                      |

### Exterior

|                   |                                                 |
|-------------------|-------------------------------------------------|
| Exterior Features | Private Yard, Storage                           |
| Lot Description   | Back Lane, Back Yard, Low Maintenance Landscape |
| Roof              | Asphalt Shingle                                 |
| Construction      | Brick                                           |
| Foundation        | Poured Concrete                                 |

### Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | May 27th, 2024  |
| Date Sold      | June 29th, 2024 |
| Days on Market | 33              |

|          |      |
|----------|------|
| Zoning   | R-LD |
| HOA Fees | 0.00 |

**Listing Details**

Listing Office            RIVER STREET REAL ESTATE

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