

# **\$529,900 - 11 Turner Place Se, Medicine Hat**

MLS® #A2136352

**\$529,900**

3 Bedroom, 3.00 Bathroom, 1,572 sqft

Residential on 0.15 Acres

Ross Glen, Medicine Hat, Alberta

Nestled in the sought-after Taylor/Turner area of Ross Glen, this exquisite bungalow presents a beautiful blend of comfort and elegance. Spanning 1572 square feet, this one-owner home, custom built by the renowned Heredity Homes, has been meticulously maintained over the years.

Step inside to discover a spacious main floor enhanced with updated flooring in the inviting living room and dining area. The kitchen showcases convenient slide-out drawers in all lower cabinets, complemented by a full suite of appliances, ample storage, and a charming eat-in area, flanked by windows with a view of the beautiful backyard.

Adjacent to the kitchen is a versatile den or family room, complete with a cozy gas fireplace, perfect for relaxation. Down the hall are two generously sized bedrooms, accompanied by a 4-piece bathroom. The primary bedroom features a luxurious 4-piece ensuite, with a spa-like jetted tub for unwinding after a long day.

Convenience is paramount, as evidenced by the main floor's laundry room and direct access to the 22 x 24 double attached garage. Downstairs, you will discover an additional 4-piece bathroom and a spacious bedroom with a walk-in closet (window may not meet egress standards), ideal for guests or family members. A rec room area offers endless



possibilities for entertainment or relaxation.

The unfinished portion of the basement presents an opportunity for customization or ample storage, tailored to suit your lifestyle. Noteworthy features include a 2-zone furnace in the utility room and a recently replaced air conditioner.

Step outside to experience the beautiful deck, equipped with a convenient gas line for outdoor cooking. The meticulously maintained backyard, complete with a two-door shed, offers additional storage space and serves as a tranquil retreat.

Enhanced by its captivating curb appeal, including a picturesque front lawn and updated exterior, this home has sophistication and style. Don't miss the opportunity to make this exquisite property your own!

Built in 1995

**Essential Information**

|                |             |
|----------------|-------------|
| MLS® #         | A2136352    |
| Price          | \$529,900   |
| Sold Price     | \$513,000   |
| Bedrooms       | 3           |
| Bathrooms      | 3.00        |
| Full Baths     | 3           |
| Square Footage | 1,572       |
| Acres          | 0.15        |
| Year Built     | 1995        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | Bungalow    |
| Status         | Sold        |

**Community Information**

|         |                    |
|---------|--------------------|
| Address | 11 Turner Place Se |
|---------|--------------------|

|             |              |
|-------------|--------------|
| Subdivision | Ross Glen    |
| City        | Medicine Hat |
| County      | Medicine Hat |
| Province    | Alberta      |
| Postal Code | T1B4G6       |

### **Amenities**

|                |                        |
|----------------|------------------------|
| Parking Spaces | 2                      |
| Parking        | Double Garage Attached |

### **Interior**

|                   |                                                                                                             |
|-------------------|-------------------------------------------------------------------------------------------------------------|
| Interior Features | Jetted Tub, Kitchen Island, Laminate Counters, Open Floorplan, Storage, Vinyl Windows, Walk-In Closet(s)    |
| Appliances        | Built-In Refrigerator, Dishwasher, Dryer, Garage Control(s), Range Hood, Stove(s), Washer, Window Coverings |
| Heating           | Forced Air                                                                                                  |
| Cooling           | Central Air                                                                                                 |
| Fireplace         | Yes                                                                                                         |
| # of Fireplaces   | 1                                                                                                           |
| Fireplaces        | Gas                                                                                                         |
| Has Basement      | Yes                                                                                                         |
| Basement          | Full, Partially Finished                                                                                    |

### **Exterior**

|                   |                                                                       |
|-------------------|-----------------------------------------------------------------------|
| Exterior Features | Other                                                                 |
| Lot Description   | Back Yard, Few Trees, Lawn, Landscaped, Level, Underground Sprinklers |
| Roof              | Asphalt Shingle                                                       |
| Construction      | Brick, Stucco                                                         |
| Foundation        | Poured Concrete                                                       |

### **Additional Information**

|                |                 |
|----------------|-----------------|
| Date Listed    | May 29th, 2024  |
| Date Sold      | June 16th, 2024 |
| Days on Market | 18              |
| Zoning         | R-LD            |
| HOA Fees       | 0.00            |

### **Listing Details**

|                |                       |
|----------------|-----------------------|
| Listing Office | SOURCE 1 REALTY CORP. |
|----------------|-----------------------|

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