

\$549,900 - 31 Terrace Court Ne, Medicine Hat

MLS® #A2156296

\$549,900

4 Bedroom, 3.00 Bathroom, 1,502 sqft

Residential on 0.17 Acres

Terrace, Medicine Hat, Alberta

Welcome to this stunning 1,502 sq. ft. bungalow, built in 2006, offering a blend of modern comfort and classic charm. Nestled in a fantastic location, this home features a striking brick and stucco exterior and sits on a spacious pie-shaped lot, perfect for enjoying outdoor living.

As you step inside, you'll be greeted by an open-concept main level that is both inviting and functional. The heart of the home is a generously sized kitchen, complete with a large island, ample dining space, and a bright living room featuring a cozy gas fireplace—ideal for relaxing or entertaining. The main level boasts a luxurious master suite with a 5-piece ensuite bathroom, including a separate tub and shower and heated floor. Convenience is key, with direct access from the ensuite to the laundry room. An additional 4-piece bathroom on the main level ensures ample facilities for guests and family. The lower level, recently refreshed (August 2024) with new flooring and paint, offers an expansive family/rec room—perfect for movie nights or gatherings. This level also includes two large bedrooms, great for teenagers, and another 4-piece bathroom. A sizable storage room provides additional space for all your needs.

The attached 2-car garage is heated, adding extra comfort during the colder months. Step outside from the dining area onto the covered deck, where you can enjoy serene moments overlooking the private backyard. The



backyard features a beautifully landscaped patio area and underground irrigation, including tree bubblers, offering the perfect setting for outdoor relaxation and entertainment.

This home has been meticulously maintained and is move-in ready. Don't miss the opportunity to make this exceptional property your own!

Built in 2006

Essential Information

MLS® #	A2156296
Price	\$549,900
Sold Price	\$549,400
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	1,502
Acres	0.17
Year Built	2006
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Sold

Community Information

Address	31 Terrace Court Ne
Subdivision	Terrace
City	Medicine Hat
County	Medicine Hat
Province	Alberta
Postal Code	T1C0A6

Amenities

Parking Spaces	4
Parking	Double Garage Attached

Interior

Interior Features	Kitchen Island, Open Floorplan
Appliances	Dishwasher, Microwave Hood Fan, Refrigerator, Stove(s), Washer/Dryer
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Private Yard
Lot Description	Back Yard, Cul-De-Sac, Landscaped, Underground Sprinklers, Pie Shaped Lot
Roof	Asphalt Shingle
Construction	Brick, Stucco
Foundation	Poured Concrete

Additional Information

Date Listed	August 8th, 2024
Date Sold	August 27th, 2024
Days on Market	19
Zoning	R-LD
HOA Fees	0.00

Listing Details

Listing Office	ROYAL LEPAGE COMMUNITY REALTY
----------------	-------------------------------

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® 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.