

\$534,900 - 75 Palliser Way Ne, Medicine Hat

MLS® #A2165823

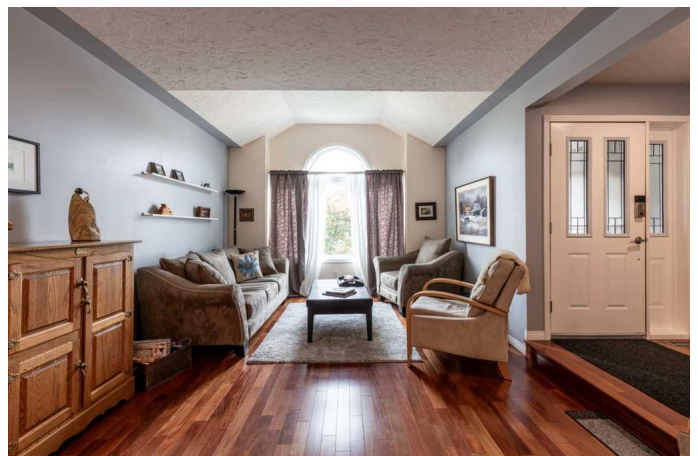
\$534,900

5 Bedroom, 4.00 Bathroom, 1,895 sqft

Residential on 0.15 Acres

Park View, Medicine Hat, Alberta

If you've been on the hunt for a great family home , we have a good feeling this beauty located in one of our city's best neighborhoods may be one you want to check out. Welcome to 75 Palliser Way NE, tucked away in the aptly named Parkview neighborhood. This home will catch your eye from the moment you pull into the front drive. It stands out among the rest of the block, with the brick features , updated modern garage door and landscaped front yard with a spot to enjoy your morning coffee with a view of the park. The layout offers you 5 bedrooms (3 up + 2 down) and 3.5 bathrooms , including a large en-suite with walk-in shower. The main floor has two dedicated living spaces, one with a gas fireplace. The dining and kitchen area is open and bright , complete with stainless steel appliances and the perfect breakfast nook. By the entrance you'll find direct access to your double attached garage with a dedicated main floor laundry area - a great spot to drop those messy clothes from outside before dirtying up the house! Upstairs houses three large bedrooms , with updated windows helping bring in a ton of natural light. The basement has two more bedrooms , a 3 piece bathroom and another living space that would work great as a movie room. The backyard is private and lush , just another sign of the pride of ownership the current owners have had for their home over the past 17+ years. We can't skip on telling you about the location. If you were to poll 100 Medicine Hat residents , we



would bet a strong number of them would mention Parkview when asked about neighborhoods they would love to live in. This little corner of our city features the Medicine Hat Golf & Country Club, Police Point Park , unlimited walking trails , easy access to the river and more parks and playgrounds then you could ever need. With easy access to schools , amenities and only a 15 minute walk downtown, we can't say enough about the location of this already unbelievable home. Come check this great house out for yourself, spend the afternoon exploring Parkview and see why this may be the perfect home to stop your search!

Built in 1990

Essential Information

MLS® #	A2165823
Price	\$534,900
Sold Price	\$510,000
Bedrooms	5
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,895
Acres	0.15
Year Built	1990
Type	Residential
Sub-Type	Detached
Style	1 and Half Storey
Status	Sold

Community Information

Address	75 Palliser Way Ne
Subdivision	Park View
City	Medicine Hat
County	Medicine Hat
Province	Alberta

Postal Code	T1C1R5
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Amenities

Parking Spaces	4
Parking	Double Garage Attached

Interior

Interior Features	No Smoking Home
Appliances	Dishwasher, Refrigerator, Stove(s)
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Garden
Lot Description	Private
Roof	Asphalt Shingle
Construction	Mixed
Foundation	Poured Concrete

Additional Information

Date Listed	September 13th, 2024
Date Sold	October 10th, 2024
Days on Market	27
Zoning	R-LD
HOA Fees	0.00

Listing Details

Listing Office	RIVER STREET REAL ESTATE
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