

# \$299,900 - 2459 22 Avenue Se, Medicine Hat

MLS® #A2203164

## \$299,900

3 Bedroom, 1.00 Bathroom, 989 sqft  
Residential on 0.15 Acres

Crestwood-Norwood, Medicine Hat, Alberta

Prime Location!! This bungalow is located close to schools, exhibition grounds, and shopping. This home is also situated on the front end of the lot, which leaves a very large backyard with a garden, and extra vehicle or small RV parking. Plenty of room for a garage to be built. The home features 3 bedrooms up, main 4 piece bath, a living room and bright kitchen. Downstairs has a large storage room with built in cabinets. A open family room, and a bonus room. There is also a plumbed in space for a potential bathroom.

Built in 1972

### Essential Information

MLS® #	A2203164
Price	\$299,900
Bedrooms	3
Bathrooms	1.00
Full Baths	1
Square Footage	989
Acres	0.15
Year Built	1972
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

### Community Information

Address 2459 22 Avenue Se



Subdivision	Crestwood-Norwood
City	Medicine Hat
County	Medicine Hat
Province	Alberta
Postal Code	T1B 1B7

### **Amenities**

Parking Spaces	4
Parking	Alley Access, Off Street, On Street, Outside, Rear Drive

### **Interior**

Interior Features	Storage
Appliances	Central Air Conditioner, Dishwasher, Refrigerator, Stove(s), Washer/Dryer
Heating	Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Basement, Wood Burning Stove
Has Basement	Yes
Basement	Finished, Full

### **Exterior**

Exterior Features	Garden, Private Yard, Storage
Lot Description	Back Lane, Back Yard, Front Yard, Garden, Landscaped, Street Lighting
Roof	Asphalt Shingle
Construction	Stucco, Wood Frame
Foundation	Poured Concrete

### **Additional Information**

Date Listed	March 18th, 2025
Days on Market	15
Zoning	R-LD

### **Listing Details**

Listing Office	ROYAL LEPAGE COMMUNITY REALTY
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