

441 12 Street SE, Medicine Hat T1A 1H5

MLS@#: MH0092781
 Status: Active
 Association: Medicine Hat

Area: Medicine Hat City
 SubArea: SE Hill

LINC: 0020535615
 County: Cypress County

List Price: \$214,900
 Sold Price:



General Information

Prop Type: Residential SF
 Sub Type: Single Family Detached
 Cty/Nr Twn: Medicine Hat
 Year Built: 1956
 Dist-Hrdtp: Abv Sqft: 1,424
 Dist-Schls: Low Sqft:
 Dist-Town: Ttl Sqft:
 Fin Sqft:

Finished Floor Area

Layout

Beds: 4 (3↑ 1↓)
 Baths: 2 (2)
 Ttl Rms:
 Style: Bungalow

Lot Information

Lot Dims: 15.24X39.62
 Lot Sz Ar: 603.87 Sq M
 Lot Shape: Standard

Tract/Sect:
 Back Yard Faces:
 Water Frntge:

Parking

Ttl Park:
 Garage Sz: 15x21

Access: Back Alley Access, Front and Rear Drive access
 Lot Feat: Fence - Complete, Landscaped, Nearby - Park/Reserve, Nearby - Playground, Nearby - Public Transportation, Nearby - Schools, Nearby - Shopping, Private Setting, Quiet Area, Underground Sprinklers
 Park Feat: Garage - Detached, Garage - Single, Parking Pad, Front Parking

Listing Information

Possession: 30 Days / Neg
 Condo Unit: Condo Park Unit: Condo Plan: Age Restrict:
 Reports: RPR

Utilities and Features

Drive Type: Concrete
 Roof: Asphalt
 Heating: Furnace - Forced Air - 1
 Heating Fuel: Natural Gas
 Sewer: Municipal
 Ext Feat: Patio
 Kitchen Appl: Dishwasher - Built-In, Refrigerator - 1, Stove - Electric
 Other Equip: Ceiling Fan(s), Dryer - Electric, Garage Door Opener - 1, Vacuum Attachments, Washer
 Int Feat: Central Vacuum, No Smoking Home, Window Coverings - Blinds
 Utilities: Service - Full
 Construction: Concrete, Frame - Wood, Shingles, Siding, Wood
 Flooring: Carpet, Hardwood, Linoleum
 Water Source: Municipal
 Fnd/Bmst: Concrete, Partly Finished, Separate Entry

Room Information

Room	Level	Dimensions	Description	Room	Level	Dimensions	Description
Living Room	Main	25'4" x 12'10"		Dining Room	Main	17'10" x 14'10"	
Kitchen	Main	17'1" x 11'4"		Bedroom	Main	11'4" x 7'9"	
Bedroom	Main	10'7" x 11'6"		Bedroom	Main	9'4" x 10'5"	
Bathroom	Main	5'7" x 6'10"		Storage	Basement	10'10" x 7'9"	Cold Storage
Laundry Room	Basement	16'4" x 10'8"		Utility	Basement	10'9" x 13'4"	
Bedroom	Basement	14'3" x 15'10"		Bathroom	Basement	6' x 7'10"	
Living Room	Basement	12'2" x 15'6"					

Legal/Tax/Financial

Tax Roll Nm: 101759
 Taxes: \$2,164
 Tax Assess: \$250,310
 Tax Year: 2016
 Downpay:
 GST:
 Local Imp Tax: 12
 Lot: 31
 Block: 1132M
 Plan: 1132M
 Title: Estate Sale
 Local Imp Year:
 Survey:
 Warranty:
 Zoning: R-LD

Office Information

Office: Better Homes & Gardens Real Estate Signature Srvc

Remarks

Public Rmks: This is a very unique property with a great location on the sought after Southeast hill. The original single car garage has been remodelled into a beautiful addition giving this property over 1400 Sq/ft of living space on the main level. Just off the living room leads you to the unique tiered backyard with a covered concrete patio and a single detached garage with back alley access. Original hardwood floors are in terrific shape and accentuate the bright open concept kitchen. The main level boasts 3 bedrooms and a full bathroom. Downstairs is in need of renovation, but provides a great opportunity to make it your own custom space. The separate entrance in the basement provides a great opportunity to build a suite in order to reduce the mortgage. A little innovation and TLC could make this property a beautiful place to live. Call now for your private viewing!

Inclusions: Fridge, Stove, Dishwasher, Washer/Dryer, Ceiling Fan, Central Vac w/Attachments, Window Coverings, Shed, Garage Opener, Underground Sprinklers

All information herein has not been verified and is not guaranteed. ©Alberta One