# \$439,900 - 449 7 Street Ne, Medicine Hat

MLS® #A2253451

## \$439,900

2 Bedroom, 2.00 Bathroom, 1,056 sqft Residential on 0.15 Acres

Northeast Crescent Heights, Medicine Hat, Alberta

Welcome to this inviting bungalow tucked away on a quiet street in the city's northeast. The property is fully fenced with low-maintenance vinyl fencing, beautifully landscaped, and showcases a large heated detached garage (28x26) along with RV parking. Inside, a bright and welcoming living room greets you upon entry, leading to a spacious eat-in kitchen complete with a full stainless steel appliance package. The main floor features two comfortable bedrooms and a 4-piece bathroom, including a generous primary suite with a walk-through closet and a large 3-piece en-suite. The lower level extends the living space with a large family room and a games/flex room, offering plenty of versatility. Outdoors, enjoy a private backyard oasis with mature trees, a storage shed, and a gazebo â€" perfect for quiet relaxation or entertaining guests. Immediate possession available and very easy to show!

Built in 1959

### **Essential Information**

MLS® # A2253451 Price \$439,900

Bedrooms 2 Bathrooms 2.00

Full Baths 2

Square Footage 1,056







Acres 0.15 Year Built 1959

Type Residential
Sub-Type Detached
Style Bungalow
Status Active

## **Community Information**

Address 449 7 Street Ne

Subdivision Northeast Crescent Heights

City Medicine Hat
County Medicine Hat

Province Alberta
Postal Code T1A 5P8

## **Amenities**

Parking Spaces 2

Parking Double Garage Detached, Driveway, Heated Garage, Off Street, RV

Access/Parking

# of Garages 2

### Interior

Interior Features See Remarks

Appliances Central Air Conditioner, Dishwasher, Microwave, Range Hood,

Refrigerator, Stove(s), Window Coverings

Heating Forced Air
Cooling Central Air

Has Basement Yes

Basement Full, Partially Finished

### **Exterior**

Exterior Features Storage

Lot Description Gazebo, Landscaped, Underground Sprinklers

Roof Asphalt

Construction Stucco, Vinyl Siding Foundation Poured Concrete

### **Additional Information**

Date Listed September 2nd, 2025

Days on Market 52

Zoning R-LD

## **Listing Details**

Listing Office ROYAL LEPAGE COMMUNITY REALTY

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