

# \$629,900 - 2508 12 Avenue Se, Medicine Hat

MLS® #A2239866

**\$629,900**

4 Bedroom, 3.00 Bathroom, 1,347 sqft

Residential on 0.17 Acres

Connaught, Medicine Hat, Alberta

Here is your opportunity to back on to a golf course right in the city limits. These view lots do not come available often!! This 4 bed, 2.5 bath bungalow is complete with street appeal and many upgrades have been completed over the years. This property has been stripped to the studs and completely remodelled. It is waiting for you to call home. The home features an open floor plan, with maple cabinets, quartz counter tops, and a large Island that will sit 8 people comfortably. Unwind and enjoy your evenings on the deck watching the action on hole #9.

Built in 1977

## Essential Information

MLS® #	A2239866
Price	\$629,900
Bedrooms	4
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,347
Acres	0.17
Year Built	1977
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active



## Community Information

Address	2508 12 Avenue Se
Subdivision	Connaught
City	Medicine Hat
County	Medicine Hat
Province	Alberta
Postal Code	T1B 1V6

## Amenities

Parking Spaces	4
Parking	Double Garage Attached
# of Garages	2

## Interior

Interior Features	Granite Counters, Kitchen Island
Appliances	Central Air Conditioner, Dryer, Refrigerator, Washer/Dryer, Window Coverings
Heating	Fireplace(s), Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Wood Burning
Has Basement	Yes
Basement	Finished, Full

## Exterior

Exterior Features	Private Yard
Lot Description	Landscaped, No Neighbours Behind, On Golf Course
Roof	Asphalt Shingle
Construction	Concrete, Stone, Stucco
Foundation	Poured Concrete

## Additional Information

Date Listed	July 18th, 2025
Days on Market	2
Zoning	R-LD

## Listing Details

Listing Office	RIVER STREET REAL ESTATE
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