

\$639,000 - 227 12 Street Se, Medicine Hat

MLS® #A2207628

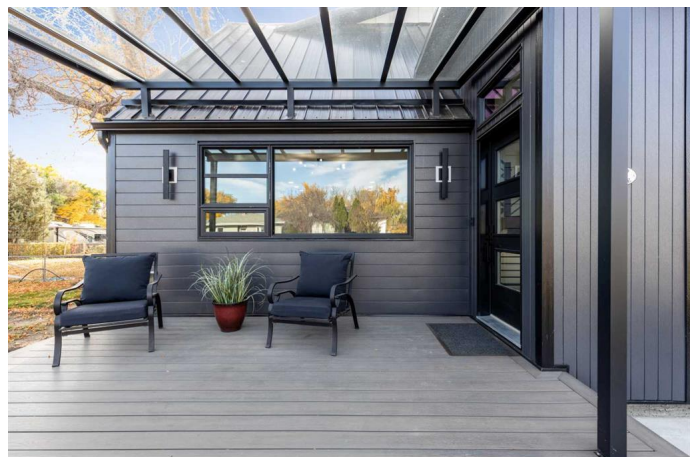
\$639,000

3 Bedroom, 3.00 Bathroom, 2,051 sqft
Residential on 0.15 Acres

SE Hill, Medicine Hat, Alberta

PRICE REDUCED – NOW PRICED TO SELL!

Discover this stunning 2,050 SqFt modern home in the highly sought-after SE Hill neighborhood. From the moment you step inside, you're welcomed by a spacious entryway with ample storage for coats and personal items. The main floor boasts an open-concept design, featuring a beautifully crafted chef's kitchen with a waterfall quartz island, extended lower counter space for casual dining, and additional seating. A second sink and generous cupboard space make this kitchen a dream for any home cook. Adjacent to the kitchen, the formal dining area is perfect for hosting gatherings, while the cozy living room—complete with an electric fireplace—offers breathtaking views of the backyard and serene coulee. A mudroom and half bath provide easy access to the covered patio, backyard, and heated detached garage. A dedicated office space completes the main floor, ideal for those working from home. Upstairs, the bright and spacious primary suite features built-in cabinetry for effortless organization, a luxurious 5-piece ensuite, and stunning coulee views. Two additional bedrooms, a 4-piece bathroom, and a convenient laundry room complete this level. The lower level offers a versatile recreational space, perfect for a home theater, games room, or gym. Outside, the expansive covered patio provides a private retreat with no rear neighbors, backing onto a lush green space



with unobstructed coulee views. The heated detached garage is easily accessible from the backyard.
This exceptional home is move-in readyâ€”donâ€™t miss out! Schedule your viewing today!

Built in 2022

Essential Information

| | |
|----------------|-------------|
| MLS® # | A2207628 |
| Price | \$639,000 |
| Bedrooms | 3 |
| Bathrooms | 3.00 |
| Full Baths | 2 |
| Half Baths | 1 |
| Square Footage | 2,051 |
| Acres | 0.15 |
| Year Built | 2022 |
| Type | Residential |
| Sub-Type | Detached |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|------------------|
| Address | 227 12 Street Se |
| Subdivision | SE Hill |
| City | Medicine Hat |
| County | Medicine Hat |
| Province | Alberta |
| Postal Code | T1A 1V4 |

Amenities

| | |
|----------------|------------------------|
| Parking Spaces | 1 |
| Parking | Single Garage Detached |
| # of Garages | 1 |

Interior

| | |
|-------------------|-------------|
| Interior Features | See Remarks |
|-------------------|-------------|

| | |
|-----------------|---|
| Appliances | Dishwasher, Microwave, Microwave Hood Fan, Refrigerator, Stove(s), Washer/Dryer |
| Heating | Forced Air |
| Cooling | Central Air |
| Fireplace | Yes |
| # of Fireplaces | 1 |
| Fireplaces | Electric |
| Has Basement | Yes |
| Basement | Finished, Full |

Exterior

| | |
|-------------------|--------------------------|
| Exterior Features | Other |
| Lot Description | No Neighbours Behind |
| Roof | Metal |
| Construction | Vinyl Siding, Wood Frame |
| Foundation | Poured Concrete |

Additional Information

| | |
|----------------|-----------------|
| Date Listed | April 1st, 2025 |
| Days on Market | 88 |
| Zoning | R-LD |

Listing Details

| | |
|----------------|-------------------------------|
| Listing Office | ROYAL LEPAGE COMMUNITY REALTY |
|----------------|-------------------------------|

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