



GRASSROOTS
REALTY GROUP

1-833-477-6687
aloha@grassrootsrealty.ca

150 11 Street NE
Medicine Hat, Alberta

MLS # A2274773



\$464,900

Division:	Northeast Crescent Heights		
Type:	Residential/House		
Style:	Bungalow		
Size:	1,667 sq.ft.	Age:	1960 (65 yrs old)
Beds:	3	Baths:	3
Garage:	Double Garage Detached		
Lot Size:	0.14 Acre		
Lot Feat:	Back Yard		

Heating:	Forced Air	Water:	-
Floors:	Tile, Vinyl	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	None	LLD:	-
Exterior:	Brick, Stucco	Zoning:	R-LD
Foundation:	Slab	Utilities:	-
Features:	Kitchen Island		

Inclusions: Fridge, Stove, BI Dishwasher, Range Hood, Central Air Conditioner, Garage door opener & remote, Microwave, 3 sheds, heater in sunroom

This one just feels good. Tucked onto a quiet, tree-lined street, this beautifully maintained sprawling brick bungalow offers effortless, single-level living — no stairs, no stress, just comfort and ease at every turn. Thoughtfully updated, the home features a brand-new roof (2024), Vinyl Windows, New Vinyl Plank Flooring, Freshly Painted, Numerous Bathroom Updates and NEW a bright white, modern kitchen finished with a gorgeous backsplash, quartz and butcher block countertops — the perfect blend of style and warmth. The large windows flood the open-concept layout with natural light, creating an inviting space to gather and unwind. With three bedrooms and three full bathrooms, there's plenty of room for family, guests, or that home office you've been dreaming of. The enclosed sunroom is dreamy — ideal for slow mornings with coffee or cozy evenings. The fully fenced yard is completed with raised Garden boxes, sheds and a spacious heated double garage. The durable brick and stucco exterior add both convenience and long-term peace of mind. Whether you're downsizing, craving single-level living, or simply looking for a quiet place to land, this home checks all the right boxes and is the perfect location! Warm, welcoming, and move-in ready — this is bungalow living done right!