



**35 Horner Court NE  
Medicine Hat, Alberta**

**MLS # A2279649**



**\$889,000**

<b>Division:</b>	Northeast Crescent Heights		
<b>Type:</b>	Residential/House		
<b>Style:</b>	5 Level Split		
<b>Size:</b>	2,600 sq.ft.	<b>Age:</b>	1976 (50 yrs old)
<b>Beds:</b>	4	<b>Baths:</b>	2 full / 1 half
<b>Garage:</b>	Concrete Driveway, Double Garage Attached		
<b>Lot Size:</b>	0.17 Acre		
<b>Lot Feat:</b>	Cul-De-Sac, Landscaped, Pie Shaped Lot		

<b>Heating:</b>	Forced Air, Natural Gas	<b>Water:</b>	-
<b>Floors:</b>	Carpet, Ceramic Tile, Wood	<b>Sewer:</b>	-
<b>Roof:</b>	Asphalt Shingle	<b>Condo Fee:</b>	-
<b>Basement:</b>	Full	<b>LLD:</b>	-
<b>Exterior:</b>	Brick, Concrete, Stucco	<b>Zoning:</b>	R-LD
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-
<b>Features:</b>	Kitchen Island, Pantry, Stone Counters, Vinyl Windows		

**Inclusions:** Shelving attached to wall in Garage, Mini Fridge in TV Room

Where to begin! This beautiful 5 Level split has over 2500 square feet of renovated living space, everything from A-Z has been updated in the last 3 years. Outside is concrete and paving stones surrounding the 18 x 36 In-ground pool with Auto cover. All new fence surrounds the area, with a separate parking area for your large RV and room for much more. There is a Tiki Shack and Gazebo area next to the pool for ample shade and storage. Around the front yard is all new driveway and a new garage door. Inside, you name it, it has been replaced. That includes Appliances,, flooring, cupboards, countertops, windows, A/C, furnace, H2o on demand, lighting and much more. This homes is move-in-ready, just waiting for you!