



167 12 Street SE
Medicine Hat, Alberta

MLS # A2298541



\$329,900

Division:	SE Hill		
Type:	Residential/House		
Style:	1 and Half Storey		
Size:	1,018 sq.ft.	Age:	1947 (79 yrs old)
Beds:	3	Baths:	1
Garage:	Double Garage Detached		
Lot Size:	0.15 Acre		
Lot Feat:	Back Lane, Back Yard		

Heating: Forced Air, Natural Gas

Water: -

Floors: Hardwood, Vinyl Plank

Sewer: -

Roof: Metal

Condo Fee: -

Basement: Other

LLD: -

Exterior: Stucco

Zoning: Low Density Residential

Foundation: Other

Utilities: -

Features: See Remarks

Inclusions: dishwasher, dryer, washer, fridge, stove, microwave, window coverings, garage control and 1 remote

Move-in ready, fully updated, and packed with potential! This 1¹/₂ story on the SE Hill has seen extensive upgrades including windows, furnace, hot water tank, kitchen, flooring, paint and appliances—so you can enjoy peace of mind from day one. Enjoy a main-floor primary bedroom for convenience, plus two bright upstairs bedrooms with original hardwood floors—offering the perfect mix of comfort, charm, and versatile living space. The standout bonus? A brand new double detached garage that is fully finished and heated—ideal for your vehicles, a workshop, or added income potential. As an added bonus, most furniture and kitchen items can be included/negotiated into the purchase price, making this a true turnkey opportunity. Ideal for first-time buyers or those seeking a unique Airbnb/investment property with flexibility and income potential.