



537 18 Street NE
Medicine Hat, Alberta

MLS # A2302748



\$419,900

Division:	Northeast Crescent Heights		
Type:	Residential/House		
Style:	Bi-Level		
Size:	877 sq.ft.	Age:	1975 (51 yrs old)
Beds:	3	Baths:	2
Garage:	Alley Access, Driveway, Garage Door Opener, Garage Faces Rear, On Street		
Lot Size:	0.13 Acre		
Lot Feat:	Back Lane, Back Yard, Landscaped		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Laminate, Linoleum	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Stucco, Vinyl Siding, Wood Frame	Zoning:	R LD
Foundation:	Poured Concrete	Utilities:	-
Features:	Ceiling Fan(s), No Smoking Home		

Inclusions: N/A

Welcome to this beautifully updated 2+1 bedroom, 2 bathroom bi-level home, thoughtfully upgraded over the past three years with quality finishes and modern conveniences throughout. Step inside to a fully renovated kitchen featuring quartz countertops, custom cabinetry, under-cabinet lighting, and updated appliances; perfect for both everyday living and entertaining. The main floor is enhanced with new windows, along with custom window coverings for comfort and style. This home offers peace of mind with major mechanical updates, including a new 100 amp electrical panel, blown-in attic insulation, and Owens Corning Duration shingles installed in 2024. Stay comfortable year-round with a recently added Trane 2.5-ton air conditioning unit. Outdoor living is just as impressive featuring a covered deck with a stunning cedar ceiling and a new fully fenced yard with added curbing and landscaping. The property also includes a super single 18' x 24' garage. The lower level offers additional living space with new vinyl plank flooring and a newly completed basement bathroom, adding both function and value. This move-in-ready home combines stylish updates with essential upgrades, ideal for buyers looking for comfort, efficiency, and long-term value.