

# \$398,900 - 167 11 Street Se, Medicine Hat

MLS® #A2222765

**\$398,900**

4 Bedroom, 3.00 Bathroom, 1,667 sqft

Residential on 0.07 Acres

SE Hill, Medicine Hat, Alberta

The perfect mix of style, space, and location! this may be the one! This beautiful 2009 built duplex offers ample space at over 1500 sqft in one of the city's best family-friendly locations! right across from beautiful Central Park! Step inside and enjoy 9' ceilings on both the main level and in the basement, warm bamboo flooring, brand-new carpets, fresh paint throughout, and a fantastic open-concept living area that's perfect for entertaining. The kitchen features timeless quartz counter tops, ample cabinet storage and updated black stainless appliances. Cozy up by the gas fireplace in the living room, soak in the natural light from large windows, and step out to the sunny deck to enjoy your private patio outdoors. Upstairs, you'll find three generous bedrooms, including a huge master retreat with a walk-in closet and ensuite, and second floor laundry. The basement has a fourth bedroom with a large walk-in closet and you'll find more space to develop a family room and bathroom. Enjoy a fully fenced backyard designed for easy living! just move in and enjoy!! Added bonus is the shingles are less than 2 years old.



Built in 2009

## Essential Information

MLS® # A2222765

Price \$398,900

Bedrooms	4
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,667
Acres	0.07
Year Built	2009
Type	Residential
Sub-Type	Semi Detached
Style	2 Storey, Side by Side
Status	Active

### Community Information

Address	167 11 Street Se
Subdivision	SE Hill
City	Medicine Hat
County	Medicine Hat
Province	Alberta
Postal Code	T1A1S4

### Amenities

Parking Spaces	3
Parking	Single Garage Attached
# of Garages	1

### Interior

Interior Features	Breakfast Bar, High Ceilings, Open Floorplan, Quartz Counters, See Remarks, Vinyl Windows, Walk-In Closet(s)
Appliances	Central Air Conditioner, Dishwasher, Garage Control(s), Range Hood, Refrigerator, Stove(s), Washer/Dryer
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Living Room
Has Basement	Yes
Basement	Finished, Partial, Partially Finished

### Exterior

Exterior Features	Private Yard
Lot Description	Back Yard
Roof	Asphalt Shingle
Construction	Vinyl Siding
Foundation	Poured Concrete



**Additional Information**

Date Listed	June 2nd, 2025
Days on Market	14
Zoning	R-LD

**Listing Details**

Listing Office	REAL BROKER
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