

# \$365,000 - 49 Northlands Crescent Ne, Medicine Hat

MLS® #A2235338

## \$365,000

3 Bedroom, 3.00 Bathroom, 1,293 sqft

Residential on 0.08 Acres

Northeast Crescent Heights, Medicine Hat, Alberta

Charming, Affordable Half Duplex with Fresh Updates and No Condo Fees! Welcome to this super cute half duplex, perfectly located close to parks, shopping, the Big Marble Go Centre, and fantastic walking and biking paths. This home has undergone numerous recent updates, including new front and back decks, brand-new shingles, paint, vinyl flooring, and appliances, making it truly move-in ready! Step inside and youâ€™ll love the bright, inviting main floor, featuring a functional kitchen with plenty of cupboards, a pantry, and an efficient layout. The dining area features a charming barn wood accent wall that adds character and warmth. From here, patio doors lead to a brand-new back deck overlooking a generous yard â€“ perfect for kids, pets, or simply relaxing outdoors. With direct access to scenic walking and biking trails right outside your gate, nature is just steps away! Upstairs, youâ€™ll find three comfortable bedrooms, including a spacious primary suite with a walk-in closet. The convenient upstairs laundry room and a full 4-piece bathroom make everyday living a breeze. The lower level offers a large family room and a 3-piece bathroom â€“ perfect for guests or additional living space. A single attached garage completes this wonderful home. Average Utilities are: \$330/month Donâ€™t miss your chance to own this affordable gem in a great location â€“ book your viewing today!



Built in 2005

## Essential Information

MLS® #	A2235338
Price	\$365,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,293
Acres	0.08
Year Built	2005
Type	Residential
Sub-Type	Semi Detached
Style	2 Storey, Side by Side
Status	Active

## Community Information

Address	49 Northlands Crescent Ne
Subdivision	Northeast Crescent Heights
City	Medicine Hat
County	Medicine Hat
Province	Alberta
Postal Code	T1C 2A9

## Amenities

Parking Spaces	3
Parking	Driveway, Single Garage Attached
# of Garages	1

## Interior

Interior Features	See Remarks
Appliances	Central Air Conditioner, Dishwasher, Microwave, Refrigerator, Stove(s), Washer/Dryer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	Central Air
Has Basement	Yes
Basement	Finished, Full

## Exterior

Exterior Features	Other
Lot Description	Back Yard, Corner Lot, Front Yard
Roof	Asphalt Shingle
Construction	Wood Frame
Foundation	Poured Concrete

**Additional Information**

Date Listed	July 4th, 2025
Days on Market	6
Zoning	R-LD

**Listing Details**

Listing Office	RE/MAX MEDALTA REAL ESTATE
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