

# \$465,000 - 28 Noble Court Sw, Medicine Hat

MLS® #A2239112

**\$465,000**

4 Bedroom, 2.00 Bathroom, 1,275 sqft

Residential on 0.14 Acres

SW Hill, Medicine Hat, Alberta

Tucked into a quiet court near the river, 28 Noble Court SW offers a rare blend of character, comfort, and natural beauty. From the moment you arrive, youâ€™ll be drawn in by the home's fun and welcoming curb appeal â€“ emerald-toned siding, a cheerful pink front door, and mature trees framing the lot. Inside, this 1,275 sqft split-level is full of personality and thoughtful updates. The front entry is both stylish and smart, with built-in shelving, cabinets, and hooks to keep life organized. Vaulted ceilings and continuous vinyl plank flooring give the main floor a bright, open feel, anchored by a cozy wood-burning fireplace in the living room. The dining area features a charming light fixture and built-in bench seating with extra storage. The kitchen is quirky in the best way, with a custom fridge, new sink, built-in shelving, and a creative pantry nook. Step outside from here onto the deck and take in the stunning backyard â€“ a true oasis. The star of the yard is the majestic poplar tree, towering above a beautifully landscaped space with a patio, built-in wood-burning fireplace, and grill area â€“ perfect for evening fires, casual get-togethers, or moments of solitude. Thereâ€™s room to play, garden, or even install a hot tub (the wiring is ready!). Youâ€™ll also find storage under the deck, a dog run, and privacy thanks to mature surrounding trees. Back inside, the lower level offers a convenient bedroom, an updated 3 pc bathroom, laundry with cabinetry, and access to both the backyard



and single attached garage. Upstairs, 3 more bedrooms include a spacious primary with access to the beautifully renovated bathroom â€” a showstopper with a freestanding tub, chandelier, and custom black walnut vanity. The finished basement provides additional living space, another wood-burning fireplace, built-ins, and storage. Recent upgrades include a new high-efficiency A/C unit for comfort and peace of mind. This home isnâ€™t cookie-cutter â€” and thatâ€™s exactly what makes it special. With its vibrant style, smart layout, and one of the most enchanting backyards in town, 28 Noble Court is a home that truly stands out.

Built in 1972

**Essential Information**

MLS® #	A2239112
Price	\$465,000
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	1,275
Acres	0.14
Year Built	1972
Type	Residential
Sub-Type	Detached
Style	4 Level Split
Status	Active

**Community Information**

Address	28 Noble Court Sw
Subdivision	SW Hill
City	Medicine Hat
County	Medicine Hat
Province	Alberta
Postal Code	T1A 4A3

**Amenities**

Parking Spaces	3
Parking	Single Garage Attached
# of Garages	1

### Interior

Interior Features	Bookcases, Built-in Features, Soaking Tub, Vaulted Ceiling
Appliances	Dishwasher, Refrigerator, Stove
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Basement, Living Room, Wood
Has Basement	Yes
Basement	Finished, Full

### Exterior

Exterior Features	Dog Run, Storage
Lot Description	Back Yard, Dog Run Fenced, Lawn, Treed
Roof	Shingle
Construction	Mixed
Foundation	Poured Concrete

### Additional Information

Date Listed	July 11th, 2025
Days on Market	3
Zoning	R-LD

### Listing Details

Listing Office	CIR REALTY
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