

# \$540,000 - 14 1 Street Sw, Medicine Hat

MLS® #A2215036

**\$540,000**

4 Bedroom, 3.00 Bathroom, 2,470 sqft

Residential on 0.08 Acres

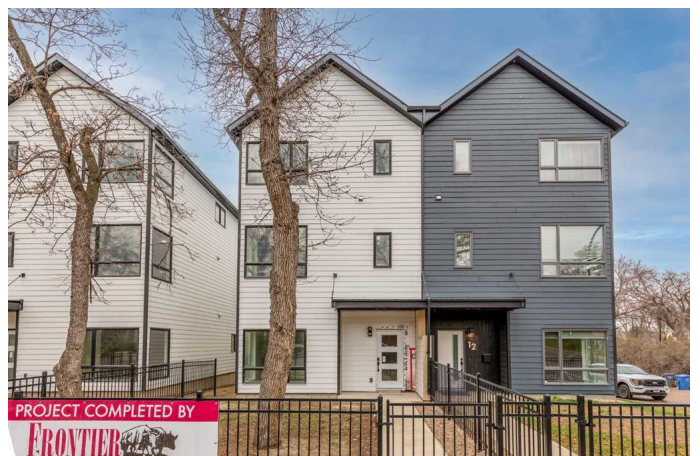
SW Hill, Medicine Hat, Alberta

\*Professional Photos and Virtual Tour to be added soon\* Welcome to your dream home â€” a stunning new construction townhome that perfectly blends contemporary design with everyday functionality. Boasting 4 spacious bedrooms and 3 luxurious bathrooms, this home offers an open-concept main living area flooded with natural light from expansive windows. Step out onto a huge private deck and enjoy partial views of the beautiful river valley â€” the perfect spot for morning coffee or evening entertaining. The primary suite is a true retreat, featuring its own private balcony, ideal for relaxing in peace and quiet. With an attached garage, you'll enjoy convenience and comfort year-round. And when you're ready to explore, downtown is just a short walk away, putting the best of the city right at your doorstep. Don't miss this opportunity to own a thoughtfully designed townhome where style, space, and location come together effortlessly.

Built in 2020

## Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | A2215036  |
| Price          | \$540,000 |
| Bedrooms       | 4         |
| Bathrooms      | 3.00      |
| Full Baths     | 3         |
| Square Footage | 2,470     |
| Acres          | 0.08      |



|            |                        |
|------------|------------------------|
| Year Built | 2020                   |
| Type       | Residential            |
| Sub-Type   | Semi Detached          |
| Style      | 3 Storey, Side by Side |
| Status     | Active                 |

### Community Information

|             |                |
|-------------|----------------|
| Address     | 14 1 Street Sw |
| Subdivision | SW Hill        |
| City        | Medicine Hat   |
| County      | Medicine Hat   |
| Province    | Alberta        |
| Postal Code | T1A 2J2        |

### Amenities

|                |                        |
|----------------|------------------------|
| Parking Spaces | 2                      |
| Parking        | Single Garage Attached |
| # of Garages   | 1                      |

### Interior

|                   |                                |
|-------------------|--------------------------------|
| Interior Features | Kitchen Island, Open Floorplan |
| Appliances        | Central Air Conditioner        |
| Heating           | Forced Air                     |
| Cooling           | Central Air                    |
| Basement          | None                           |

### Exterior

|                   |                  |
|-------------------|------------------|
| Exterior Features | None             |
| Lot Description   | See Remarks      |
| Roof              | Asphalt Shingle  |
| Construction      | Composite Siding |
| Foundation        | Poured Concrete  |

### Additional Information

|                |                  |
|----------------|------------------|
| Date Listed    | April 25th, 2025 |
| Days on Market | 6                |
| Zoning         | R-LD             |

### Listing Details



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