

\$469,900 - 17 Iris Court Se, Medicine Hat

MLS® #A2256611

\$469,900

3 Bedroom, 3.00 Bathroom, 1,392 sqft

Residential on 0.13 Acres

Connaught, Medicine Hat, Alberta

Discover your dream home at 17 Iris Court! Nestled in a peaceful cul-de-sac, this fantastic family residence backs directly onto a path system, with two parks and a lush green space and is just seconds from the Connaught golf course. Enjoy bright mornings in the cozy breakfast nook, entertain in the elegant separate dining room, and relax in the spacious living room adorned with stunning hardwood floors. The expansive basement features a wet bar and a large family room with a gas stove, perfect for winter gatherings. With a double car attached garage and a beautiful backyard filled with perennials and thriving grapevines, this home has it all. Don't miss out on this prime location—come see for yourself and bring your offer!

Built in 1979

Essential Information

MLS® #	A2256611
Price	\$469,900
Bedrooms	3
Bathrooms	3.00
Full Baths	3
Square Footage	1,392
Acres	0.13
Year Built	1979
Type	Residential
Sub-Type	Detached



Style	Bi-Level
Status	Active

Community Information

Address	17 Iris Court Se
Subdivision	Connaught
City	Medicine Hat
County	Medicine Hat
Province	Alberta
Postal Code	T1B 2S1

Amenities

Parking Spaces	4
Parking	Double Garage Attached
# of Garages	2

Interior

Interior Features	Breakfast Bar, Ceiling Fan(s), Central Vacuum, Skylight(s)
Appliances	Built-In Electric Range, Built-In Oven, Central Air Conditioner, Dishwasher, Refrigerator, Washer/Dryer, Window Coverings
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Other
Lot Description	Back Yard, Backs on to Park/Green Space, Irregular Lot
Roof	Asphalt Shingle
Construction	Wood Siding
Foundation	Poured Concrete

Additional Information

Date Listed	September 19th, 2025
Days on Market	1
Zoning	R-LD

Listing Details

Listing Office RIVER STREET REAL ESTATE

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.