

\$379,900 - 1935 3 Avenue Ne, Medicine Hat

MLS® #A2269389

\$379,900

4 Bedroom, 2.00 Bathroom, 1,042 sqft

Residential on 0.13 Acres

Northeast Crescent Heights, Medicine Hat,
Alberta

Welcome to this cozy 4 level split offering 4 bedrooms, 2 bathrooms, and 1,042 sq ft of comfortable living space, complete with a double detached heated garage. Upon entry, youâ€™re welcomed by a spacious living room that flows seamlessly into the dining area and kitchen. The kitchen includes all appliances along with plenty of cabinetry and counter space for everyday convenience. The upper level hosts two generous bedrooms and a 3 pc bathroom, while the third level features two additional bedrooms and another 3 pc bath. The lower level offers a large family room, laundry area, and ample storage space. Outside, the yard is fully landscaped and features a large enclosed gazebo and patio area â€” perfect for relaxing or entertaining. The double detached garage is heated and comes equipped with shelving and a workbench, ideal for any hobbyist or handyman. Immediate possession available! Notable Updates: shingles replaced in 2020, exterior stucco refinished in 2017, and high-efficiency furnace installed in 2013.

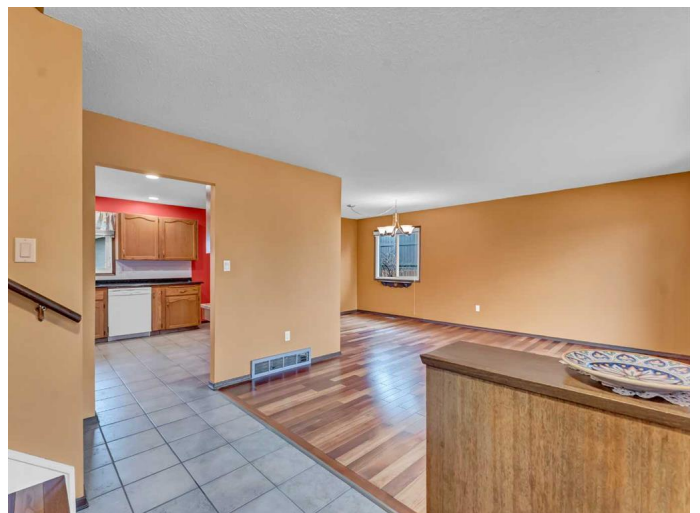
Built in 1975

Essential Information

MLS® # A2269389

Price \$379,900

Bedrooms 4



Bathrooms	2.00
Full Baths	2
Square Footage	1,042
Acres	0.13
Year Built	1975
Type	Residential
Sub-Type	Detached
Style	4 Level Split
Status	Active

Community Information

Address	1935 3 Avenue Ne
Subdivision	Northeast Crescent Heights
City	Medicine Hat
County	Medicine Hat
Province	Alberta
Postal Code	T1C 1C6

Amenities

Parking Spaces	2
Parking	Double Garage Detached, Heated Garage
# of Garages	2

Interior

Interior Features	Ceiling Fan(s), Storage
Appliances	Central Air Conditioner, Dishwasher, Freezer, Refrigerator, Stove(s), Washer/Dryer, Window Coverings
Heating	Forced Air
Cooling	Central Air
Has Basement	Yes
Basement	Full

Exterior

Exterior Features	None
Lot Description	Gazebo, Landscaped, Standard Shaped Lot
Roof	Asphalt Shingle
Construction	Stucco
Foundation	Poured Concrete

Additional Information

Date Listed	November 6th, 2025
Days on Market	1
Zoning	R-LD

Listing Details

Listing Office	ROYAL LEPAGE COMMUNITY REALTY
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