



**79 Henderson Court NE
Medicine Hat, Alberta**

MLS # A2314754



\$695,000

Division:	Northeast Crescent Heights		
Type:	Residential/House		
Style:	2 Storey		
Size:	2,122 sq.ft.	Age:	2002 (24 yrs old)
Beds:	5	Baths:	3 full / 1 half
Garage:	Double Garage Attached, Front Drive, Garage Door Opener, Garage Faces F		
Lot Size:	0.28 Acre		
Lot Feat:	Back Lane, Back Yard, Pie Shaped Lot		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Vinyl	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Vinyl Siding	Zoning:	R-LD
Foundation:	Poured Concrete	Utilities:	-
Features:	Central Vacuum, Closet Organizers, Kitchen Island, No Smoking Home, Vinyl Windows		

Inclusions: Shed, Underground sprinklers (front and back), Closet organizer (primary bedroom), Attached Garage Shelving, White deep freeze, white shelf in laundry room, Security panel in office (for doors and windows), Garage Heater.

Welcome to this beautifully maintained two-storey home located in a quiet cul-de-sac in desirable NE Crescent Heights. Offering over 3,000 sq. ft. of developed living space, 5 bedrooms, 4 bathrooms, a main-floor office, and situated on an impressive 12,125 sq. ft. lot, this property provides the perfect combination of space, comfort, and functionality. The well-designed main floor features new commercial-grade luxury vinyl plank flooring, an open-concept kitchen with island, new appliances, a spacious dining area, and patio doors leading to a covered deck—perfect for outdoor dining and entertaining. The inviting living room offers a cozy gas fireplace, while the convenient main-floor laundry, dedicated office space, and direct access to the oversized heated double garage add everyday practicality. Upstairs, you'll find four generously sized bedrooms, including a spacious primary suite complete with a large ensuite bathroom. Brand-new carpet throughout the upper level and basement provides warmth and comfort, making this home truly move-in ready. The fully developed basement offers additional living space with a large family room, fifth bedroom, and a three-piece bathroom, making it ideal for guests, teenagers, or a growing family. Outside, the oversized 12,125 sq. ft. lot offers endless possibilities. With lane access, there is ample room for RV parking and potential for an additional garage or shop. An extra concrete parking stall on the driveway provides even more convenience. Lovingly maintained and thoughtfully updated over the years, this exceptional family home combines space, functionality, and location in one of Crescent Heights' most desirable cul-de-sacs.