



337 4 Street SW
Medicine Hat, Alberta

MLS # A2316472



\$319,900

Division:	SE Hill		
Type:	Residential/House		
Style:	Bungalow		
Size:	905 sq.ft.	Age:	1952 (74 yrs old)
Beds:	3	Baths:	2
Garage:	Single Garage Attached		
Lot Size:	0.18 Acre		
Lot Feat:	Irregular Lot		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Hardwood, Linoleum, Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Mixed	Zoning:	R LD
Foundation:	Other, Poured Concrete	Utilities:	-
Features:	See Remarks		

Inclusions: N/A

Well-maintained and move-in ready, this charming bungalow is located in the desirable SW Hill neighbourhood on a large mature lot. Renovated in 2022, the home offers a functional layout with 2+1 bedrooms, 2 bathrooms, and approximately 900 sq ft on the main floor. The bright main level features updated finishes and a mix of hardwood, vinyl plank, carpet, and linoleum flooring. Two spacious bedrooms and a full 4-piece bathroom are located upstairs, while the fully developed basement includes an additional bedroom, 3-piece bathroom, laundry area, and utility/storage space. Outdoor features include a fenced yard with mature trees, storage shed, attached single garage with opener, oversized driveway, and ample off-street parking. Additional highlights:• Central A/C• 100 amp electrical panel• PVC & aluminum double-pane windows• Appliances included: fridge, stove, washer & dryer• Asphalt shingles