



230 3 Street SE
Medicine Hat, Alberta

MLS # A2317895



\$575,000

Division:	SE Hill		
Type:	Multi-Family/4 plex		
Style:	-		
Size:	3,267 sq.ft.	Age:	1900 (126 yrs old)
Beds:	-	Baths:	-
Garage:	Off Street, Stall		
Lot Size:	-		
Lot Feat:	-		

Heating:	Forced Air	Bldg Name:	-
Floors:	-	Water:	-
Roof:	-	Sewer:	-
Basement:	-	LLD:	-
Exterior:	-	Zoning:	R-MD
Foundation:	Wood	Utilities:	-
Features:	-		

Inclusions: Refrigerator (x4); Stove (x4); Washer/Dryer (x3); A/C Unit (x2)

Fantastic revenue opportunity in a central SE Hill location! Being sold AS IS. This conveniently located 4-plex offers excellent access to downtown amenities, schools, parks, and transit—making it an appealing choice for tenants and investors alike. The property features 2 spacious two-storey, 3 bedroom units each offering an open-concept living, dining, and kitchen area, plus the convenience of in-suite laundry. These larger units have seen select updates in recent years, giving them a modern, refreshed feel. Upstairs, each unit includes three well sized bedrooms and a full bathroom. The two 1 bedroom 1 bath basement suites offer comfortable living for singles or couples. Outside, the building provides 4 parking stalls at the rear and a shared outdoor space for tenant enjoyment. Whether you're starting your investment journey or adding to a growing portfolio, this well located 4-plex is a solid, revenue-generating opportunity you won't want to miss! *Interior photos are virtually staged