



**851 Mccutcheon Drive NW
Medicine Hat, Alberta**

MLS # A2325443



\$419,900

Division:	Northwest Crescent Heights		
Type:	Residential/House		
Style:	Bungalow		
Size:	1,107 sq.ft.	Age:	1967 (59 yrs old)
Beds:	4	Baths:	2
Garage:	Attached Carport, Single Garage Detached		
Lot Size:	0.15 Acre		
Lot Feat:	Back Lane, Back Yard, Interior Lot, Landscaped, Lawn, Underground Sprinkler		

Heating:	Forced Air	Water:	-
Floors:	Vinyl	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Brick, Stucco, Wood Frame	Zoning:	R-LD
Foundation:	Poured Concrete	Utilities:	-
Features:	Closet Organizers, Double Vanity, Kitchen Island, No Smoking Home, Quartz Counters		

Inclusions: Fridge, stove, dishwasher, window coverings, central a/c, u/g sprinklers, garage door opener/remote, washer/dryer

Move right in and enjoy this beautifully updated 4-bedroom home, ideally located close to schools, walking trails, and shopping. With 3 bedrooms on the main level and a fourth downstairs, there's plenty of space for growing families or those who love to entertain. The fully renovated kitchen is a standout, featuring a complete stainless steel appliance package, quartz countertops, stylish tile backsplash, and an abundance of workspace. Large front-facing windows flood the main living area with natural light while showcasing the front view, and newer upstairs windows enhance both comfort and efficiency. Durable vinyl plank flooring flows throughout the home, while two newly renovated bathrooms add a fresh, modern touch. The finished basement expands your living space with a spacious recreation room, convenient kitchenette, and dedicated bar and entertaining area—perfect for hosting friends or accommodating extended family. Outside, you'll appreciate the fully fenced and landscaped yard, attached carport, and oversized detached single garage, offering plenty of parking and storage. This turnkey property combines thoughtful updates, functional living spaces, and an excellent location into one exceptional package.