



GRASSROOTS
REALTY GROUP

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**159 Chartwell Row SE
Medicine Hat, Alberta**

MLS # A2328271



\$419,900

Division:	Southland		
Type:	Residential/House		
Style:	Bungalow		
Size:	1,183 sq.ft.	Age:	2012 (14 yrs old)
Beds:	2	Baths:	2
Garage:	Double Garage Attached		
Lot Size:	0.00 Acre		
Lot Feat:	Close to Clubhouse, Landscaped, Underground Sprinklers		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Linoleum	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Crawl Space	LLD:	-
Exterior:	Vinyl Siding, Wood Frame	Zoning:	R-MD
Foundation:	Other, Poured Concrete	Utilities:	-
Features:	Jetted Tub, Kitchen Island, No Smoking Home, Recreation Facilities, Vaulted Ceiling(s), Walk-In Closet(s)		

Inclusions: N/A

Chartwell Garden Home - across from the Clubhouse with PARK & GARDEN VIEW. So well located in this beautiful adult community, move in and ENJOY!!! This home was built with everything in mind. 2 bedrooms + den. Warm Lino with a hardwood look flows throughout the entire home. It is easy care for maximum enjoyment. A gorgeous gas fire place, complete appliance package, large island, double pantries, walk in tub - just to mention a few of the extra's. No expense was spared including an extended garage (insulated, drywalled & heated) with a separate utility room that includes a sink - for wine making or hobbies. The EAST facing covered & uncovered patio completely fenced & private including a gas line for the barbecue. The front porch is warm & inviting PERFECT for enjoying the park views. The lot rent includes water & garbage as well as landscaping & snow removal. So well located in this beautiful adult community, move in and simply ENJOY!!!