

# \$348,900 - 20 Harris Street Sw, Medicine Hat

MLS® #A2219223

**\$348,900**

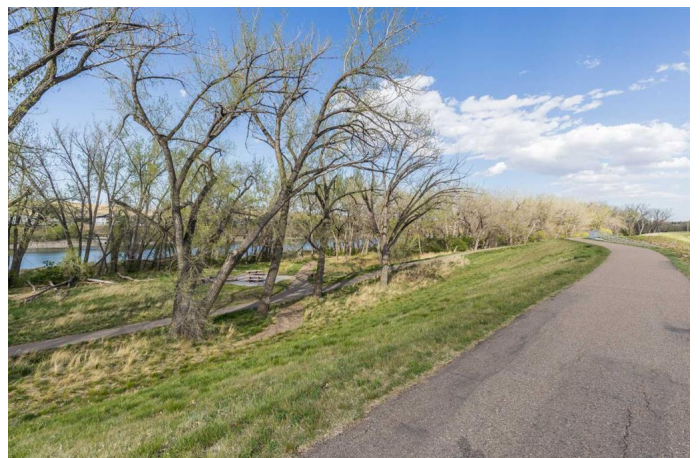
3 Bedroom, 3.00 Bathroom, 1,174 sqft

Residential on 0.13 Acres

SW Hill, Medicine Hat, Alberta

Tucked into a quiet, sought-after neighbourhood just steps from the South Saskatchewan River, this fully developed 4-level split enjoy amazing windows, a functional layout and thoughtful updates, it offers the perfect mix of functionality, comfort, and character.

Upstairs, you'll find three bedrooms all on the same level—including a primary suite with its own 2-piece ensuite. The main floor invites you in, with a spacious entrance right off the oversized carport, featuring a perfect living room with formal dining room that both enjoy views out the large front windows. The kitchen is perfect and well laid out, featuring original hand crafted custom oak cabinetry and a full appliance package. On the third level, you'll love the recently installed massive custom wet bar with built-in shelving, island, and fridge—perfect for hosting! This family room is so spacious and ideal for everything from movie nights to casual hangouts. Downstairs, the fourth level offers a flexible space for a home office, hobby zone, or workout area—plus laundry and utility rooms. The backyard is a true retreat—private and beautifully designed for both relaxing evenings and entertaining family and friends. And with nearby river pathways, a park and playground just around the corner, and quick access to Medicine Hat's trail system, the location is perfect for anyone who enjoys the outdoors. This isn't just a house—it's a home that offers lifestyle, location, and a whole lot of



heart. Come see what makes this one so special.

Built in 1973

**Essential Information**

|                |               |
|----------------|---------------|
| MLS® #         | A2219223      |
| Price          | \$348,900     |
| Bedrooms       | 3             |
| Bathrooms      | 3.00          |
| Full Baths     | 2             |
| Half Baths     | 1             |
| Square Footage | 1,174         |
| Acres          | 0.13          |
| Year Built     | 1973          |
| Type           | Residential   |
| Sub-Type       | Detached      |
| Style          | 4 Level Split |
| Status         | Active        |

**Community Information**

|             |                     |
|-------------|---------------------|
| Address     | 20 Harris Street Sw |
| Subdivision | SW Hill             |
| City        | Medicine Hat        |
| County      | Medicine Hat        |
| Province    | Alberta             |
| Postal Code | T1A 4A1             |

**Amenities**

|                |                  |
|----------------|------------------|
| Parking Spaces | 4                |
| Parking        | Attached Carport |

**Interior**

|                   |                                                                               |
|-------------------|-------------------------------------------------------------------------------|
| Interior Features | Built-in Features                                                             |
| Appliances        | Central Air Conditioner, Dishwasher, Refrigerator, Stove(s), Window Coverings |
| Heating           | Forced Air                                                                    |
| Cooling           | Central Air                                                                   |
| Fireplace         | Yes                                                                           |

|                 |                  |
|-----------------|------------------|
| # of Fireplaces | 1                |
| Fireplaces      | Family Room, Gas |
| Has Basement    | Yes              |
| Basement        | Finished, Full   |

### Exterior

|                   |                 |
|-------------------|-----------------|
| Exterior Features | Private Yard    |
| Lot Description   | Back Lane       |
| Roof              | Asphalt Shingle |
| Construction      | Brick, Stucco   |
| Foundation        | Poured Concrete |

### Additional Information

|                |               |
|----------------|---------------|
| Date Listed    | May 9th, 2025 |
| Days on Market | 5             |
| Zoning         | R-LD          |

### Listing Details

|                |             |
|----------------|-------------|
| Listing Office | REAL BROKER |
|----------------|-------------|



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