

264 Northlands Pointe NE Medicine Hat, Alberta

MLS # A2206872



\$224,999

Division:	Northeast Crescent Heights		
Type:	Residential/Other		
Style:	2 Storey		
Size:	1,186 sq.ft.	Age:	2007 (18 yrs old)
Beds:	3	Baths:	1 full / 1 half
Garage:	Asphalt, Assigned, Stall		
Lot Size:	-		
Lot Feat:	Other		

Heating:	Floor Furnace, Natural Gas	Water:	-
Floors:	Laminate	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	\$ 308
Basement:	None	LLD:	-
Exterior:	Mixed, Vinyl Siding	Zoning:	R-MD
Foundation:	Poured Concrete	Utilities:	-
Features:	Track Lighting, Vinyl Windows, Walk-In Closet(s)		

Inclusions: Blinds

This lovely 3-bedroom, 1 and a half bath condo in Northlands Pointe boasts a prairie view from your balcony and 2 dedicated parking stalls. This home is tucked at the back of the community and enjoys a peaceful setting while allowing direct access to essential amenities just steps away. Your entrance opens directly into a nice sized living room, perfect for family and friends. The open kitchen and dining area features ample cabinetry and granite countertops. From the dining area you step out onto your covered deck where get to enjoy the stunning prairie view and you will find a conveniently located storage locker. The main-floor is perfectly completed with a powder room offering convenience for all. The upstairs is designed for the busy family including a large linen closet at the top of the stairs, 4 piece bathroom, laundry closet and 3 bedrooms with the primary bedroom boasting a walk-in closet. Condo fees are just \$308.16 (covering all utilities except electricity). This home is an excellent opportunity for first-time buyers, investors, or anyone looking for an affordable property in a prime location. Close to shopping, the Big Marble Go Centre, schools, and walking paths, this condo provides you with everything you need within walking distance. Don't miss out on this fantastic opportunity! Tenant occupied home. Repairs to be completed. Call for details.