

**17 Castelani Crescent SE
Medicine Hat, Alberta**

MLS # A2238374



\$465,000

Division:	Crestwood-Norwood		
Type:	Residential/House		
Style:	Bungalow		
Size:	1,218 sq.ft.	Age:	1976 (49 yrs old)
Beds:	5	Baths:	3
Garage:	Double Garage Detached, Driveway, Garage Faces Rear, Heated Garage, Ins		
Lot Size:	0.17 Acre		
Lot Feat:	Back Lane, Landscaped, Street Lighting, Underground Sprinklers		

Heating:	Forced Air	Water:	-
Floors:	Tile, Vinyl	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Finished, Full	LLD:	-
Exterior:	Mixed	Zoning:	R-LD
Foundation:	Poured Concrete	Utilities:	-
Features:	See Remarks		

Inclusions: fridge, stove, dishwasher, microwave, washer, dryer, pedestals, ac unit, garage door remote -1, control -1, garage heater, UGS

Welcome to 17 Castelani Crescent, this is truly a beautifully refreshed home that feels brand new. This home has undergone a full interior update with clean, modern finishes and a layout that feels both elevated and functional. From the moment you walk in, you'll notice the bright, airy atmosphere and the fresh scent of a new beginning, creating a space that feels like home. Every inch of this interior has been thoughtfully redesigned with on-trend finishes, updated surfaces, and a color palette that's fresh, modern, and effortlessly inviting. The kitchen offers generous storage, stylish cabinetry, and flows perfectly into the dining area — ideal for casual dinners or hosting friends. Step right out onto the back deck and enjoy your morning coffee while overlooking the spacious private yard. This home features 5 bedrooms and 3 full bathrooms, offering the space and flexibility today's families need. The primary suite includes a sleek 3-piece ensuite, while the lower level features two more bedrooms (one with a walk-in closet), a cozy second living area, a full bath, and a laundry room with additional storage. Located in a quiet, family-friendly neighborhood close to parks, schools, daycares, and amenities. If you're searching for a home that's stylish, fresh, and completely move-in ready, 17 Castelani Crescent is your perfect match.