1270 Elm Street SE
Medicine Hat, Alberta

MLS # A2248707

$189,000

Division:	River Flats
Type:	Residential/House
Style:	Bungalow
Size:	803 sq.ft.
Age:	1935 (90 yrs old)
Beds:	2
Baths:	1
Garage:	Off Street
Lot Size:	0.14 Acre
Lot Feat:	Back Yard, Lawn, Street Lighting, Treed

Heating:	Forced Air, Natural Gas	**Water:**	-
Floors:	Laminate, Linoleum	**Sewer:**	-
Roof:	Asphalt Shingle	**Condo Fee:**	-
Basement:	Finished, Full	**LLD:**	-
Exterior:	Mixed	**Zoning:**	R-LD
Foundation:	Poured Concrete	**Utilities:**	-
Features:	Storage		

Inclusions:	Shed, sump pump

Charming 2-Bedroom, 1-Bathroom Bungalow – Ideal for First-Time Homebuyers & Investors This cozy bungalow offers great potential for first-time homebuyers and investors alike. Featuring 2 spacious bedrooms and 1 full bathroom, this home provides a functional layout with two generous family rooms, perfect for entertaining guests or relaxing with loved ones. The kitchen and eating area offer ample space for meal preparation and family dining. A bonus room downstairs provides flexible options—ideal as a home office, playroom, or additional living space. The large, fully fenced yard is perfect for kids, pets, and outdoor activities, while the garden area offers a wonderful opportunity for gardening enthusiasts. New shingles being put on house.   This property is being sold as-is, where-is. Don’t miss your chance to make this home your own!