

# \$65,000 - 361 Beaufort Crescent Sw, Medicine Hat

MLS® #A2224698

**\$65,000**

2 Bedroom, 2.00 Bathroom, 1,056 sqft

Mobile on 0.00 Acres

SW Hill, Medicine Hat, Alberta

Located on a nice crescent, this is a perfect opportunity for downsizing or buying your first home, or add this to your revenue portfolio. 1056 sq ft Mobile with 1 & ½ bathrooms and 2 bedrooms, however, it was originally designed with 3 bedrooms. A previous owner merged 2 of the bedrooms to make one massive Master Bedroom. Recent updates are New Roof, Hot Water Tank, Furnace, Windows, Flooring, Paint, Appliances and more! The living room has an extension that is perfect for an office space, fitness equipment or play area. A 3 season addition was added some years ago and makes a perfect boot room and additional storage. The current seller uses a small fireplace in this space so he can use it year round! Enjoy your morning coffee whilst relaxing on the covered deck. Lot fee is \$635 and average utilities are \$300. Listed for \$65,000, which is incredible value in this market. Tower Estates is located off highway 3, adjacent to our Municipal Airport. Buyers must be approved by Park Management with a credit check. Make an appointment to view this lovely home today!

Built in 1982

## Essential Information

MLS® # A2224698

Price \$65,000

Bedrooms 2



Bathrooms	2.00
Full Baths	1
Half Baths	1
Square Footage	1,056
Acres	0.00
Year Built	1982
Type	Mobile
Sub-Type	Mobile
Style	Single Wide Mobile Home
Status	Active

### Community Information

Address	361 Beaufort Crescent Sw
Subdivision	SW Hill
City	Medicine Hat
County	Medicine Hat
Province	Alberta
Postal Code	T1A 7Z2

### Amenities

Parking Spaces	2
Parking	Driveway, Off Street

### Interior

Appliances	Dishwasher, Electric Stove, Microwave, Refrigerator, Washer/Dryer, Window Coverings
Heating	Forced Air
Cooling	Other

### Exterior

Roof	Asphalt Shingle
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### Additional Information

Date Listed	May 27th, 2025
Days on Market	4

### Listing Details

Listing Office	ROYAL LEPAGE COMMUNITY REALTY
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