

\$894,900 - 229 1 Street Nw, Medicine Hat

MLS® #A2241417

\$894,900

4 Bedroom, 3.00 Bathroom, 1,897 sqft

Residential on 0.55 Acres

Riverside, Medicine Hat, Alberta

River Views!! Gorgeous Trees!! Triple Garage!! Beautiful Updates!! This One Is Special!!! This is not your everyday bungalow... Tucked into a truly breathtaking setting, this beauty backs directly onto the South Saskatchewan River " and yes, the view is as incredible as it sounds. Mature trees, privacy, epic space and river views through the magical forest right in your backyard. It's a one-of-a-kind combination that rarely comes to market. Step inside and you'll immediately feel how open and spacious this home is, you'll love the endless vaulted cedar ceilings. The layout is ideal for both family living and entertaining, with a welcoming flow and warm natural light throughout. The kitchen features rich granite countertops and connects beautifully to the main living spaces " where hardwood floors tie everything together. It's equal parts comfortable and elevated. You'll find 4 bedrooms here " perfect for growing families, multi-generational living, cozy couple living, or frequent guests " and the recently renovated lower level includes a tiled walk-in shower that feels like a spa retreat. Major updates have been done over the years, so you can just move in and enjoy: newer windows and doors on the main level, updated deck, custom blinds and drapes, driveway and sidewalk upgrades, and garage doors for the dreamy triple garage (because yes, you can have space for the truck, bikes, tools, and then some!). This is the kind of home that



doesnâ€™t come up often â€“ not in this location, not with these updates, and definitely not with that view at this price point! If youâ€™ve been waiting for something special, this is it!!

Built in 1982

Essential Information

MLS® #	A2241417
Price	\$894,900
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	1,897
Acres	0.55
Year Built	1982
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

Community Information

Address	229 1 Street Nw
Subdivision	Riverside
City	Medicine Hat
County	Medicine Hat
Province	Alberta
Postal Code	T1A6H3

Amenities

Parking Spaces	6
Parking	Heated Garage, Triple Garage Attached
# of Garages	3
Waterfront	River Access

Interior

Interior Features	Breakfast Bar, Built-in Features, Central Vacuum, Granite Counters, High Ceilings, Kitchen Island, Open Floorplan, Vaulted Ceiling(s)
-------------------	---

Appliances	Central Air Conditioner, Dishwasher, Garage Control(s), Microwave Hood Fan, Refrigerator, Stove(s), Washer/Dryer, Window Coverings
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Living Room, Wood Burning, Dining Room
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Other, Private Yard
Lot Description	Back Lane, Views, Underground Sprinklers
Roof	Asphalt Shingle
Construction	Brick, Mixed, Wood Siding
Foundation	Poured Concrete

Additional Information

Date Listed	July 25th, 2025
Days on Market	10
Zoning	R-LD

Listing Details

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

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.