

\$450,000 - 735 Mccutcheon Drive Nw, Medicine Hat

MLS® #A2253540

\$450,000

4 Bedroom, 2.00 Bathroom, 1,172 sqft

Residential on 0.15 Acres

Northwest Crescent Heights, Medicine Hat,
Alberta

With views from your front window, this beauty of a 4 level-split located on one of north Medicine Hat's best streets is sure to impress, welcome to 735 McCutcheon Drive NW. This home has some really great charm , from the second you drive up it will catch your eye with the brick exterior and fun garden beds that showcase the pride of ownership. The window awnings add character while being functional to add shade to your front windows and add to the homes mid-century curb appeal. As you enter, the fun character continues with brick features inside the home and a functional layout that makes sense for all sorts of buyers. With 4 beds + 2 baths in the home, and 3 bedrooms together on your upstairs level, you have plenty of room for your family and guests. The home has seen a number of updates recently , including the kitchen, bathroom , roof and deck. The yard is a true oasis, with great privacy and room for you to enjoy what's left of our warm months. Tucked in the back is a covered deck and garage for parking and extra storage. You can't beat the location, with paths and views right out your front door. Come see this great home today.

Built in 1967

Essential Information

MLS® # A2253540

Price \$450,000



Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	1,172
Acres	0.15
Year Built	1967
Type	Residential
Sub-Type	Detached
Style	4 Level Split
Status	Active

Community Information

Address	735 Mccutcheon Drive Nw
Subdivision	Northwest Crescent Heights
City	Medicine Hat
County	Medicine Hat
Province	Alberta
Postal Code	T1A6X9

Amenities

Parking Spaces	3
Parking	Off Street, Parking Pad, Single Garage Detached
# of Garages	1

Interior

Interior Features	See Remarks
Appliances	Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator, Washer/Dryer
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Wood Burning
Has Basement	Yes
Basement	Finished, Full, Partially Finished

Exterior

Exterior Features	Private Yard, Garden
Lot Description	Back Lane, City Lot, Views

Roof	Asphalt Shingle
Construction	Brick
Foundation	Poured Concrete

Additional Information

Date Listed	September 2nd, 2025
Days on Market	56
Zoning	R-LD

Listing Details

Listing Office	REAL BROKER
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