

# \$629,900 - 111 Palliser Way Ne, Medicine Hat

MLS® #A2229692

**\$629,900**

3 Bedroom, 3.00 Bathroom, 1,837 sqft

Residential on 0.18 Acres

Park View, Medicine Hat, Alberta

Welcome to this exquisite walkout bungalow located in the highly sought-after neighborhood of Parkview—a home that seamlessly blends sophistication, functionality, and warmth. With over 1,800 square feet on the main floor, this residence offers an inviting layout bathed in natural light and beautiful rich hardwood flooring throughout. The formal dining room makes a stunning first impression, featuring a unique navy-blue wall covering, striking chandelier, and an elegant atmosphere perfect for hosting memorable dinners. The spacious kitchen is both beautiful and practical, offering plenty of cabinetry, granite countertops, stainless steel appliances, a large central island, and a breakfast nook for casual dining. Main floor conveniences include a dedicated laundry room and two generously sized bedrooms. The serene primary suite features a stylish three-piece ensuite with a walk-in shower and heated flooring. A second full three-piece main bath is beautifully finished for guests or family. A wide staircase leads to the expansive lower level, designed with comfort and entertainment in mind. This level boasts a large family and recreation area, complete with a two-sided gas fireplace, pool table, and cozy sitting zones. A tucked-away bar area adds a touch of fun, while the dedicated office space provides a quiet area for work or study with views into the main living space. From here, step out to the enclosed screen porch—perfect for relaxing and enjoying the outdoors in comfort. The lower



level also includes a spacious third bedroom, a four-piece bathroom, and a versatile room ideal for crafting or hobbies. There's plenty of storage throughout, and the entire basement benefits from the comfort of heated flooring. Outside, the property truly shines. The backyard is a private retreat—meticulously landscaped, lovingly cared for, and backing onto a peaceful green space where a new park is currently being developed. An oversized heated double garage adds practicality and convenience to this incredible home. Offering timeless style, thoughtful design, and a prime location in Parkview, this walkout bungalow is the complete package. A rare opportunity to own a home that is as functional as it is beautiful. Come check it out!

Built in 1990

### Essential Information

|                |             |
|----------------|-------------|
| MLS® #         | A2229692    |
| Price          | \$629,900   |
| Bedrooms       | 3           |
| Bathrooms      | 3.00        |
| Full Baths     | 3           |
| Square Footage | 1,837       |
| Acres          | 0.18        |
| Year Built     | 1990        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | Bungalow    |
| Status         | Active      |

### Community Information

|             |                     |
|-------------|---------------------|
| Address     | 111 Palliser Way Ne |
| Subdivision | Park View           |
| City        | Medicine Hat        |
| County      | Medicine Hat        |
| Province    | Alberta             |

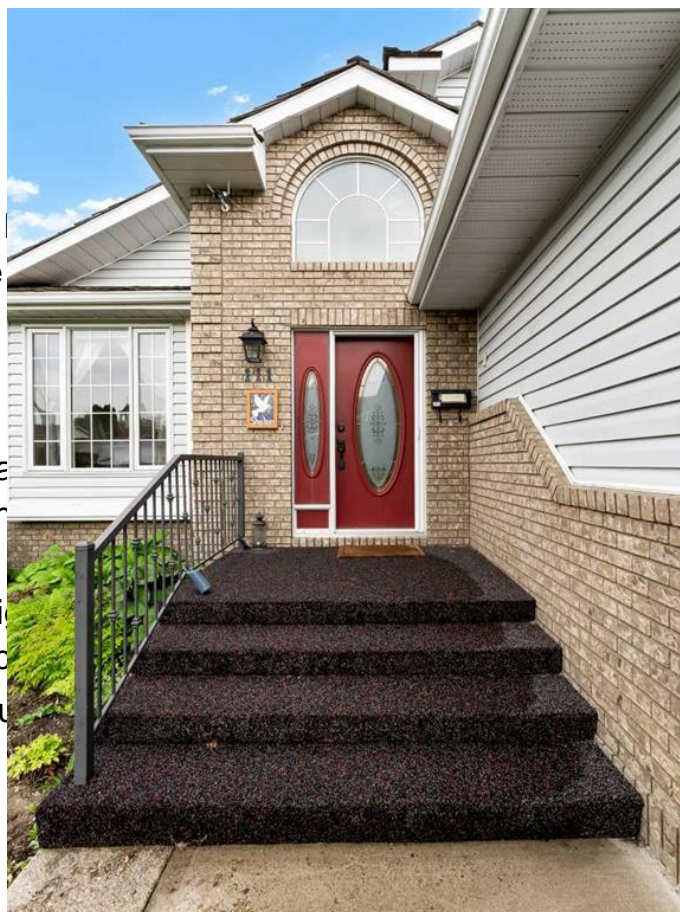
Postal Code T1C 1R5

## Amenities

Parking Spaces 2  
Parking Double Garage Attached, Faces Front, Heated Garage  
# of Garages 2

## Interior

Interior Features Built-in Features, Ceiling Fan, Granite Counters, High Ceilings  
Appliances Central Air Conditioner, Control(s), Garburator, Refrigerator, Oven-Built-In, Trash Compactor  
Heating Fireplace(s), Forced Air, Natural Gas  
Cooling Central Air  
Fireplace Yes  
# of Fireplaces 2  
Fireplaces Basement, Double Sided, Gas, Living Room, Mantle, See Through  
Has Basement Yes  
Basement Finished, Full, Walk-Out



## Exterior

Exterior Features BBQ gas line, Garden, Private Yard  
Lot Description Back Yard, Backs on to Park/Green Space, Front Yard, Landscaped, Underground Sprinklers  
Roof Cedar Shake  
Construction Brick, Vinyl Siding, Wood Frame  
Foundation Poured Concrete

## Additional Information

Date Listed June 13th, 2025  
Days on Market 3  
Zoning R-LD

## Listing Details

Listing Office ROYAL LEPAGE COMMUNITY REALTY

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