

# \$345,000 - 18 Cockrill Court Se, Medicine Hat

MLS® #A2232092

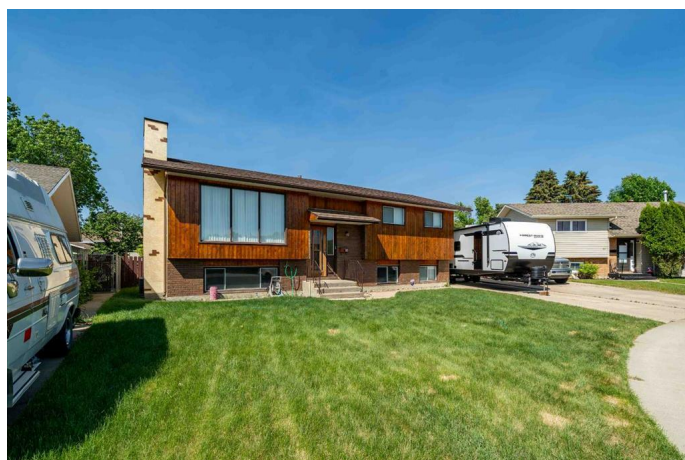
**\$345,000**

3 Bedroom, 3.00 Bathroom, 1,099 sqft

Residential on 0.12 Acres

Southview-Park Meadows, Medicine Hat, Alberta

Tucked away in a quiet court location, this very well maintained, one-owner bi-level home offers comfort, space, and functionality in a great neighbourhood. You'll love the curb appeal with plenty of off-street parking and a handy 12x24 garage shelter with a wood floor—ideal for storage or projects. Step inside and you're welcomed by an inviting entryway with open railings and a closet, setting the tone for the open feel of the home. Upstairs is bright thanks to vaulted ceilings throughout the entire main level. The spacious living room flows nicely into the kitchen—complete with a full appliance package—and the dining area, which opens onto a large deck with bonus storage space underneath. The primary bedroom features a convenient 2-piece ensuite, and two additional bedrooms along with a 4-piece bath complete the main floor. Vinyl plank flooring runs through the kitchen, dining area, hallway, and bathrooms, while carpet adds comfort to the living room and bedrooms. Downstairs, you'll find a generous family room, a 3-piece bath, and plenty of room to develop one or two more bedrooms if needed. The basement also has a rough-in for a future fireplace. With an updated furnace and central air already in place, this home is move-in ready and available for an August possession. A solid, thoughtfully built home in a fantastic court location—you won't want to miss it!



Built in 1979

## Essential Information

MLS® #	A2232092
Price	\$345,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,099
Acres	0.12
Year Built	1979
Type	Residential
Sub-Type	Detached
Style	Bi-Level
Status	Active

## Community Information

Address	18 Cockrill Court Se
Subdivision	Southview-Park Meadows
City	Medicine Hat
County	Medicine Hat
Province	Alberta
Postal Code	T1B 2T5

## Amenities

Parking Spaces	4
Parking	Off Street

## Interior

Interior Features	Vaulted Ceiling(s)
Appliances	Central Air Conditioner, Dishwasher, Range Hood, Refrigerator, Stove(s), Washer/Dryer, Window Coverings
Heating	Forced Air
Cooling	Central Air
Has Basement	Yes
Basement	Full, Partially Finished

## Exterior

Exterior Features	Other
Lot Description	Back Lane, Cul-De-Sac
Roof	Asphalt Shingle
Construction	Stucco, Wood Siding
Foundation	Poured Concrete

**Additional Information**

Date Listed	June 16th, 2025
Days on Market	15
Zoning	R-LD

**Listing Details**

Listing Office	MAXWELL CANYON CREEK
----------------	----------------------

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® 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.