

\$629,900 - 104 Stratton Close Se, Medicine Hat

MLS® #A2132067

\$629,900

4 Bedroom, 4.00 Bathroom, 2,020 sqft

Residential on 0.16 Acres

SE Southridge, Medicine Hat, Alberta

Nested in the quiet and safe neighbourhood, this beautiful two-story home with a large PRIVATE YARD backing onto a HAMPTONS PARK will offer you the most privacy you can get in a PRIME LOCATION! Providing all the things the modern home owners are looking for while at the same time being close to all amenities, pathways, and schools this gem will not disappoint you. Just block away is another park - Megah Wahl park with the playground for the little ones. Upon entry, you will be charmed by the elegant arches and peaceful green surroundings. The chef's dream kitchen boasts a double door pantry, double door fridge, coffee corner, rollout drawers, large island, gas stove, and granite countertops. The deck is perfect for hosting with BBQ hooked to the main gas line.

The upper floor features 3 bedrooms, including a primary suite with a 5-piece en-suite, walk-in closet and another 4-piece bath, along with a spacious bonus room. The lower level includes a family room, a spacious bedroom, a 3-piece bath, and ample storage space.

Wake up to green peaceful views of Hamptons park from your primary bedroom and enjoy the 5-piece en-suite with a glass shower, tub, and 2 sinks.

Situated on a PIE-SHAPED LOT and in a mature, safe neighbourhood with rear lane access and a roomy RV parking. The backyard features mature trees, perennials, a stone fence and a pad pad with wiring for your own hot-tub. Additional backyard features include



underground sprinklers, a movable shed and a stone fireplace.

Recent upgrades in the last 5 years include appliances, upstairs carpet, shingles, hot water tank, garage heater and smart lighting. The heated double garage comes with shelving and epoxy flooring. Don't miss this rare opportunity for luxury and convenience in a sought-after location!

Built in 2003

Essential Information

MLS® #	A2132067
Price	\$629,900
Sold Price	\$631,300
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,020
Acres	0.16
Year Built	2003
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Sold

Community Information

Address	104 Stratton Close Se
Subdivision	SE Southridge
City	Medicine Hat
County	Medicine Hat
Province	Alberta
Postal Code	T1B4S8

Amenities

Utilities	Cable Internet Access, Electricity Available, Natural Gas Available
Parking Spaces	6

Parking	Additional Parking, Alley Access, Double Garage Attached, Driveway, Garage Door Opener, Heated Garage, RV Access/Parking
---------	--

Interior

Interior Features	Central Vacuum, Granite Counters, Kitchen Island, No Smoking Home, Open Floorplan, Pantry, Walk-In Closet(s)
Appliances	Central Air Conditioner, Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator, Washer/Dryer
Heating	Central, Forced Air, Humidity Control, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Basement, Gas
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Private Yard
Lot Description	Back Lane, Back Yard, Backs on to Park/Green Space, Fruit Trees/Shrub(s), Underground Sprinklers, Pie Shaped Lot, Treed
Roof	Asphalt Shingle
Construction	Brick, Vinyl Siding
Foundation	Poured Concrete

Additional Information

Date Listed	May 18th, 2024
Date Sold	May 28th, 2024
Days on Market	9
Zoning	R-LD
HOA Fees	0.00

Listing Details

Listing Office	ROYAL LEPAGE COMMUNITY REALTY
----------------	-------------------------------

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.