

\$386,500 - 382 Sprague Way Se, Medicine Hat

MLS® #A2148524

\$386,500

2 Bedroom, 2.00 Bathroom, 1,215 sqft
Residential on 0.16 Acres

SE Southridge, Medicine Hat, Alberta

Immaculately Maintained Southridge Bungalow.

Welcome to this beautifully maintained Southridge home, perfect for families and situated just minutes from your favorite amenities. This prime location offers an easy walk to excellent schools and is just steps away from a neighboring park.

This two-owner home is sure to impress. The main floor features a spacious living and kitchen area with neutral walls, ample cabinets, a pull-out pantry, and room for a large dining table. Down the hall, you'll find the main floor laundry room, two linen closets, the main bathroom, and two large bedrooms. The master bedroom includes a three-piece ensuite and a good-sized closet with an organizer. A garden door off the kitchen provides direct access to a maintenance-free deck and an extra-large, private, fenced yard with mature landscaping, a shed, and a garden area. The gas BBQ also stays with the home.

The basement showcases the full size of the home and is ready for your personal touch. With bathroom plumbing roughed in, insulation and poly on the walls, and egress windows in place, it's ready for your customization. More recent upgrades include a newer furnace motor (2021), A/C and furnace servicing yearly, and a new living room window with top-down cellular blinds (2021). The double-car garage is completely insulated with drywall on the ceiling and poly in place. A new



heater was added to the garage last year. New high wind Shingles and gutters were added in 2023 as well. This home is very clean, well cared for, and has had main flooring replaced in 2024.

Additionally, there is a new permitted gazebo with a cement floor. The home also comes with a tub surround, bathroom vanity, and toilet, perfect for upgrading the ensuite or completing the downstairs bathroom.

Located close to shopping, churches, walking paths, and in a mature area, this no-smoking, no-pet home is ready for you to move in and enjoy.

Built in 1992

Essential Information

MLS® #	A2148524
Price	\$386,500
Sold Price	\$380,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,215
Acres	0.16
Year Built	1992
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Sold

Community Information

Address	382 Sprague Way Se
Subdivision	SE Southridge
City	Medicine Hat
County	Medicine Hat
Province	Alberta
Postal Code	T1B4B9

Amenities

Utilities	See Remarks
Parking Spaces	5
Parking	Double Garage Attached, Off Street

Interior

Interior Features	No Smoking Home, Open Floorplan, See Remarks
Appliances	Central Air Conditioner, Electric Oven, Microwave, Range Hood, Refrigerator, See Remarks, Washer/Dryer
Heating	Forced Air, Natural Gas
Cooling	Central Air
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior Features	Garden
Lot Description	Back Lane, Back Yard, City Lot, Gazebo, Front Yard, Lawn, Level, Underground Sprinklers, See Remarks, Treed
Roof	Asphalt Shingle
Construction	Brick, Vinyl Siding
Foundation	Poured Concrete

Additional Information

Date Listed	July 10th, 2024
Date Sold	July 26th, 2024
Days on Market	16
Zoning	R-LD
HOA Fees	0.00

Listing Details

Listing Office	RIVER STREET REAL ESTATE
----------------	--------------------------

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.