

\$729,900 - 118 Sundance Road Sw, Medicine Hat

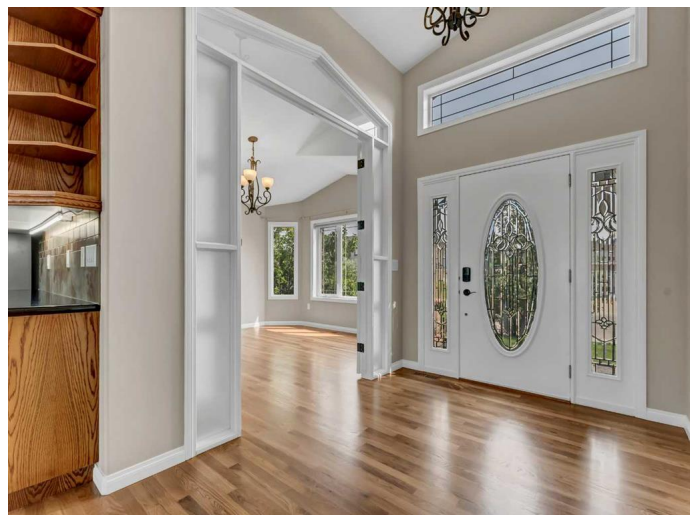
MLS® #A2151173

\$729,900

3 Bedroom, 3.00 Bathroom, 1,668 sqft
Residential on 0.18 Acres

SW Southridge, Medicine Hat, Alberta

Welcome to this exquisite home nestled on the serene coulees in Saamis Heights. This property has been meticulously updated to offer both style and comfort, making it a perfect sanctuary for modern living. Culinary enthusiasts will be thrilled with the state-of-the-art kitchen featuring high-end stainless steel smart appliances. Enjoy cooking on the induction range, benefit from the convenience of a steam dishwasher, and keep fresh with a 36-inch fridge with water dispenser. The kitchen also includes soft-close cabinets, a garburator, and sleek granite countertops. The luxurious master bedroom offers a private retreat with a lavish 5-piece ensuite bathroom. Additionally, the sunroom adjacent to the master suite features a heated floor, perfect for year-round relaxation. A main floor office provides a quiet workspace, while the main floor laundry room adds to the home's practical conveniences. One of the most noticeable upgrades includes beautifully refinished hardwood floors, complemented by plush new carpeting in select areas for added coziness. The expansive walkout basement is designed for entertainment and relaxation, featuring two additional bedrooms, a spacious family room, and a sophisticated wine room/bar. The exterior is just as fantastic as the interior with a meticulously landscaped yard that includes an array of fruit trees, offering both beauty and utility. Host gatherings with ease using the upper and lower BBQ hook-ups, and enjoy outdoor dining



on the upper deck or lower patio. The retractable shades offer added comfort, while the stainless steel firepit provides a cozy setting for evening relaxation. Other recent upgrades include R50 ceiling insulation which ensures optimal energy efficiency and comfort as well as the modern conveniences of smart garage doors, smart garage door openers, smart irrigation, and smart camera and smoke detectors. This stunning home combines modern amenities with elegant design, creating a perfect blend of luxury and functionality. Don't miss your chance to experience this remarkable property – schedule your showing today!

Built in 2006

Essential Information

MLS® #	A2151173
Price	\$729,900
Sold Price	\$715,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,668
Acres	0.18
Year Built	2006
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Sold

Community Information

Address	118 Sundance Road Sw
Subdivision	SW Southridge
City	Medicine Hat
County	Medicine Hat
Province	Alberta

Postal Code T1B 4V1

Amenities

Parking Spaces 6

Parking Triple Garage Attached

Interior

Interior Features Granite Counters, Kitchen Island, No Smoking Home, See Remarks, Vaulted Ceiling(s), Vinyl Windows

Appliances Dishwasher, Freezer, Refrigerator, Stove(s), Washer/Dryer

Heating Forced Air

Cooling Central Air

Fireplace Yes

of Fireplaces 2

Fireplaces Family Room, Gas, Living Room

Has Basement Yes

Basement Finished, Full, Walk-Out

Exterior

Exterior Features Balcony, Fire Pit, Other, Private Yard

Lot Description Back Yard, Landscaped, Views

Roof Asphalt Shingle

Construction Stucco, Wood Frame

Foundation Poured Concrete

Additional Information

Date Listed August 1st, 2024

Date Sold August 29th, 2024

Days on Market 28

Zoning R-LD

HOA Fees 0.00

Listing Details

Listing Office ROYAL LEPAGE COMMUNITY REALTY

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