

\$525,000 - 111 Sunrise Circle Sw, Medicine Hat

MLS® #A2169452

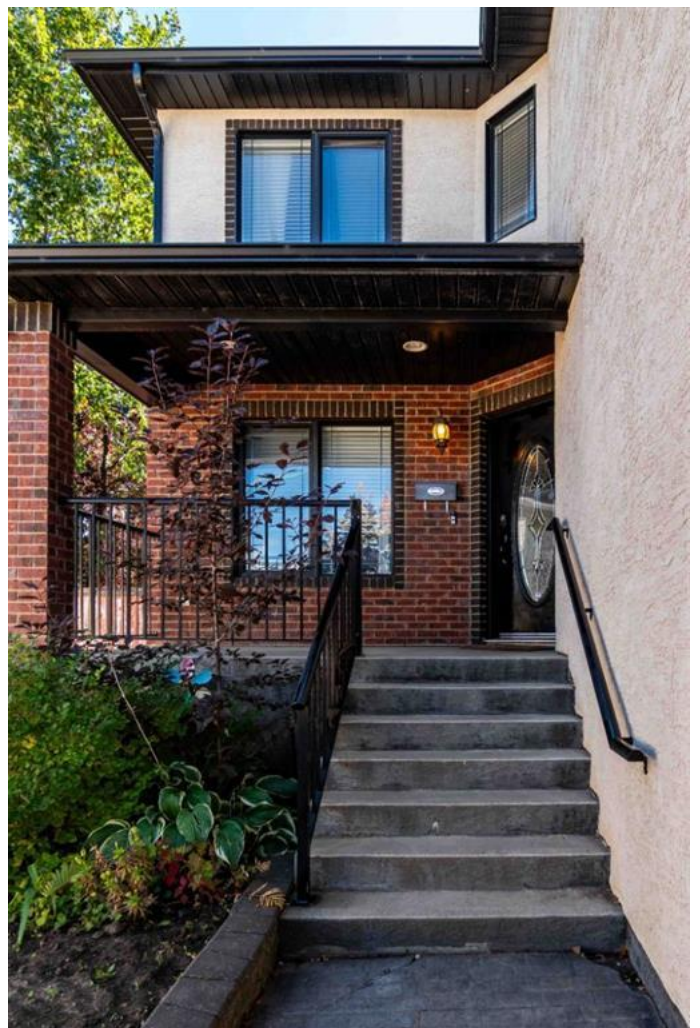
\$525,000

5 Bedroom, 4.00 Bathroom, 2,098 sqft

Residential on 0.02 Acres

SW Southridge, Medicine Hat, Alberta

Discover an excellent family home in the highly sought-after SW Southridge neighbourhood! This spacious property offers almost 3000 sqft of developed living space on a generous pie-shaped lot in a friendly cul-de-sac, perfect for families. With 5 bedrooms PLUS a bonus room, this home offers ample space for everyone. The exterior features timeless brick and stucco, complemented by mature landscaping and a cozy front deck that enhances its curb appeal. Step inside to find a main floor that includes a spacious office with French doors, a convenient powder room, and a laundry room with a sink. The open-concept kitchen, dining, and living area is perfect for gatherings, featuring a huge island and pantry. Upstairs, enjoy the versatility of the bonus room—ideal for play or relaxation. You'll find two generous bedrooms and a well-appointed 4 pc bathroom, while the Primary Suite is a true retreat, complete with a 5 pc Ensuite and two walk-in closets. The fully finished basement offers even more living space, with a large recreation room, two additional bedrooms, and another 4 pc bathroom, plus ample of storage. The backyard offers a canvas for your personal paradise, providing ample opportunity to create your dream outdoor retreat: featuring a large deck with a pergola, two storage sheds, mature trees and shrubs, and RV parking with alley access. Located conveniently near schools, playgrounds, walking paths, gyms, and more, this home has an incredible layout and is



brimming with potential.

Built in 2001

Essential Information

MLS® #	A2169452
Price	\$525,000
Sold Price	\$512,500
Bedrooms	5
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,098
Acres	0.02
Year Built	2001
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Sold

Community Information

Address	111 Sunrise Circle Sw
Subdivision	SW Southridge
City	Medicine Hat
County	Medicine Hat
Province	Alberta
Postal Code	T1B4N6

Amenities

Parking Spaces	4
Parking	Double Garage Attached

Interior

Interior Features	Ceiling Fan(s), Closet Organizers, Double Vanity, French Door, Kitchen Island, Pantry, Storage, Walk-In Closet(s)
Appliances	Dishwasher, Microwave, Refrigerator, Stove(s), Washer/Dryer
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes

# of Fireplaces	1
Fireplaces	Living Room, Wood Burning
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Dog Run, Private Yard
Lot Description	Back Yard, Cul-De-Sac, Sprinklers, Pie Shaped Lot, T
Roof	Asphalt Shingle
Construction	Brick, Stucco
Foundation	Poured Concrete



Additional Information

Date Listed	October 1st, 2024
Date Sold	October 19th, 2024
Days on Market	18
Zoning	R-LD
HOA Fees	0.00

Listing Details

Listing Office	RIVER STREET REAL ESTATE
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