

\$209,900 - 124 Southridge Drive Sw, Medicine Hat

MLS® #A2179620

\$209,900

3 Bedroom, 2.00 Bathroom, 1,147 sqft
Residential on 0.07 Acres

SW Southridge, Medicine Hat, Alberta

Affordable 2-Storey Home – Ideal for
First-Time Buyers or Investors

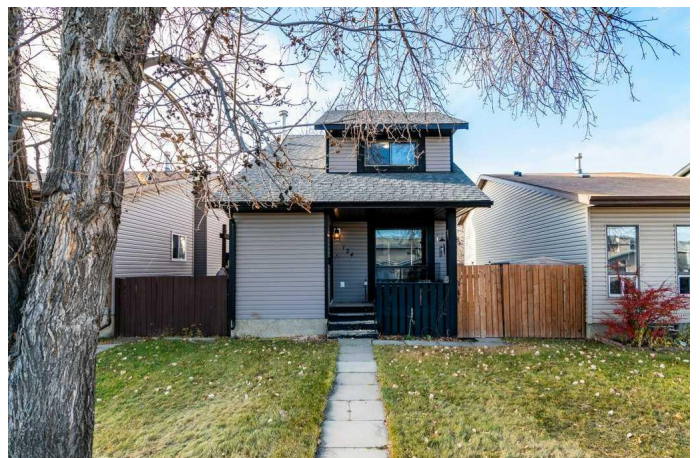
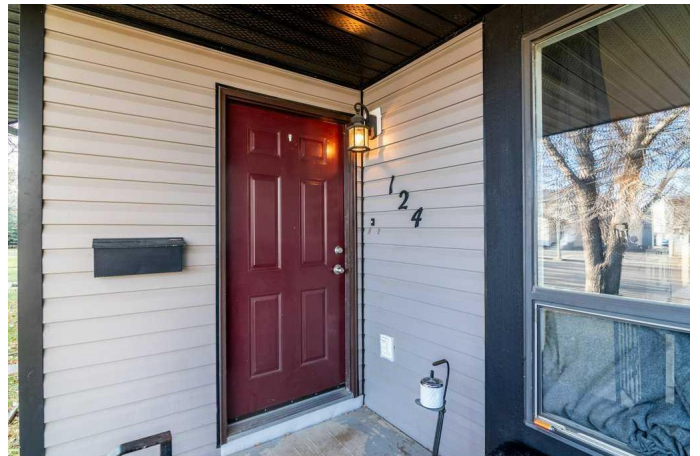
Welcome to this charming 2-storey home,
offering 1147 sqft of comfortable living space
with 3 bedrooms and 2 full bathrooms.
Perfectly suited for first-time homebuyers or
savvy investors, this property provides an
exceptional opportunity at an affordable price
point.

The main floor boasts a newer kitchen with
modern finishes, offering ample counter space
and a pantry. A deck off the kitchen is perfect
for dining or relaxing outdoors, while the front
entry deck welcomes you with a cozy outdoor
space. The open-concept living area is ideal
for everyday living, while a fenced yard
provides privacy and room for outdoor
activities.

Upstairs, you™ll find a well-designed layout
featuring a Jack & Jill bathroom conveniently
located off the master bedroom, plus two
additional good-sized bedrooms. The home
has seen some updates, including some pvc
windows, newer flooring upstairs, giving the
space a fresh and modern feel. The full
appliance package—including washer and
dryer—makes moving in a breeze.

For added convenience, there is a full
undeveloped basement, offering the potential
for future expansion, additional storage, or
customized living space. The generous rear
parking area provides space for up to 3
vehicles.

Recent upgrades include new shingles in



2021, ensuring peace of mind for years to come.

Located close to schools, Medicine Hat College, golf courses, walking paths and shopping, this home is perfectly positioned for easy access to everything you need. Whether you're a first-time homebuyer or looking for a solid investment property, this home offers an unbeatable combination of value, space, and convenience.

Don't miss out—schedule your showing today!

Built in 1978

Essential Information

MLS® #	A2179620
Price	\$209,900
Sold Price	\$217,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,147
Acres	0.07
Year Built	1978
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Sold

Community Information

Address	124 Southridge Drive Sw
Subdivision	SW Southridge
City	Medicine Hat
County	Medicine Hat
Province	Alberta
Postal Code	T1B2N7

Amenities

Parking Spaces	3
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Parking	Off Street
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Interior

Interior Features	Pantry
Appliances	Dishwasher, Dryer, Refrigerator, Washer, Central Air Conditioner, Stove(s)
Heating	Forced Air, Natural Gas
Cooling	Central Air
Has Basement	Yes
Basement	Full, Partially Finished

Exterior

Exterior Features	None
Lot Description	Back Lane, Back Yard, Landscaped
Roof	Asphalt Shingle
Construction	Vinyl Siding
Foundation	Poured Concrete

Additional Information

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

Listing Details

Listing Office	RIVER STREET REAL ESTATE
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