

\$549,900 - 48 Sundown Court Sw, Medicine Hat

MLS® #A2212255

\$549,900

4 Bedroom, 3.00 Bathroom, 1,380 sqft

Residential on 0.10 Acres

SW Southridge, Medicine Hat, Alberta

Welcome to this stunning and extensively upgraded bi-level home, perfectly situated in a quiet, sought-after court location. From the moment you step inside, you'll appreciate the care and quality that has gone into every detail of this immaculate property. The spacious open-concept main floor features vaulted ceilings, stylish vinyl plank flooring, and a beautifully updated kitchen complete with crisp white cabinetry, a warm wood-tone island, quartz countertops, and stainless steel appliances (new in 2024!). Thoughtfully selected lighting and modern finishes enhance the inviting ambiance throughout. The bright living area offers plenty of room for furniture and is open to the kitchen/dining area, making it the perfect layout for entertaining. The dining area offers direct access to the covered deck - the ideal entertaining or relaxation space. The primary bedroom suite is complete with a walk-in closet and four piece bath featuring quartz counters and updated flooring. A second bedroom, additional four piece bath, and convenient main floor laundry room complete this level. Downstairs, the fully developed basement offers a large family/games room with a cozy gas fireplace, two additional bedrooms (including one with a fun secret hideaway!), and the third full bathroom; making it perfect for growing families or guests. Outside, enjoy the fully fenced and landscaped yard with maintenance-free fencing, underground sprinklers, a concrete patio ready for your



future hot tub, and a covered deck with privacy glass and insulated storage underneath. Recent updates ensure peace of mind and low maintenance for years to come, including shingles (2021), AC & furnace (2024), and high-end window coverings. The oversized heated double garage offers plenty of space for vehicles, storage and hobbies. This move-in ready home truly has it all - style, comfort, and location. Don't miss your opportunity to make it yours!

Built in 2004

Essential Information

MLS® #	A2212255
Price	\$549,900
Sold Price	\$560,350
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	1,380
Acres	0.10
Year Built	2004
Type	Residential
Sub-Type	Detached
Style	Bi-Level
Status	Sold

Community Information

Address	48 Sundown Court Sw
Subdivision	SW Southridge
City	Medicine Hat
County	Medicine Hat
Province	Alberta
Postal Code	T1B 4W3

Amenities

Parking Spaces	4
Parking	Concrete Driveway, Double Garage Attached, Garage Door Opener,

Heated Garage

Interior

Interior Features	High Ceilings, Kitchen Island, Open Floorplan, Quartz Counters, Vinyl Windows, Walk-In Closet(s)
Appliances	Central Air Conditioner, Dishwasher, Dryer, Garage Control(s), Microwave Hood Fan, Refrigerator, Stove(s), Washer, Window Coverings
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Family Room, Gas, Basement
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Other
Lot Description	Back Yard, Landscaped, Underground Sprinklers
Roof	Asphalt Shingle
Construction	Stucco
Foundation	Poured Concrete

Additional Information

Date Listed	April 18th, 2025
Date Sold	April 21st, 2025
Days on Market	3
Zoning	R-LD
HOA Fees	0.00

Listing Details

Listing Office	REAL BROKER
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