

\$279,900 - 101, 165 South Ridge Drive Se, Medicine Hat

MLS® #A2237179

\$279,900

3 Bedroom, 2.00 Bathroom, 1,488 sqft
Residential on 0.05 Acres

SE Southridge, Medicine Hat, Alberta

Welcome to #101, 165 Southridge Drive SE—an updated end-unit townhouse that's move-in ready and packed with value. This bright and modern home has seen tons of improvements in the last year, including fresh paint from top to bottom, new flooring, updated LED lighting, two new windows, and all-new window coverings. The kitchen features stainless steel appliances (including a brand-new dishwasher). It flows into a dedicated dining area and a good-sized living room with large windows, vaulted ceilings, and a gas fireplace. (The upper window has been tinted.) The main floor also includes a 2-piece bathroom and a convenient laundry room with a washer and dryer. Upstairs, you'll find three spacious bedrooms and a full bathroom that's been updated with a new vanity and toilet. The basement offers a large family room and storage, plus plumbing is already roughed-in if you want to add an additional bathroom. Enjoy peace of mind with the updated major components: furnace inspected and running great, ducts professionally cleaned and sanitized, central A/C (2021), hot water tank (2022), and shingles (2021). Outside, you've got a fully fenced, low-maintenance yard, a single attached garage, and additional street parking right out front. Condo fees are just \$325/month and cover exterior maintenance, landscaping, snow removal, garbage, and reserve fund contributions. There are no age restrictions, and pets are



allowed with restrictions. This home is perfect for first-time buyers, downsizers, investors, or anyone looking for an easy, turnkey option in a great location. Call today to view!

Built in 1995

Essential Information

MLS® #	A2237179
Price	\$279,900
Sold Price	\$269,900
Bedrooms	3
Bathrooms	2.00
Full Baths	1
Half Baths	1
Square Footage	1,488
Acres	0.05
Year Built	1995
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey
Status	Sold

Community Information

Address	101, 165 South Ridge Drive Se
Subdivision	SE Southridge
City	Medicine Hat
County	Medicine Hat
Province	Alberta
Postal Code	T1B 4H4

Amenities

Amenities	None
Parking Spaces	1
Parking	Single Garage Attached

Interior

Interior Features	See Remarks
Appliances	Other

Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior Features	None
Lot Description	Back Lane
Roof	Shingle
Construction	Stucco
Foundation	Poured Concrete

Additional Information

Date Listed	July 5th, 2025
Date Sold	August 22nd, 2025
Days on Market	48
Zoning	R-MD
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.