

# \$349,900 - 20 Rossland Bay Se, Medicine Hat

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MLS® #A2243561

## \$349,900

5 Bedroom, 2.00 Bathroom, 998 sqft  
Residential on 0.00 Acres

Ross Glen, Medicine Hat, Alberta

Tucked away in quiet Ross Glen you'll find the perfect home to set down roots. Welcome to 20 Rossland Bay , a really great bungalow perched on a corner lot with mature trees and the great greenbelt / walking trails of Ross Glen just a few steps out the back door. This home features 5 bedrooms (3 up + 2 down) with a dedicated bathroom both up and down. The kitchen is open and functional , with updated lighting to help enhance the already abundant natural light that hits the warm hardwood and lights up the main floor. Downstairs you'll find your rec space and a great storage / laundry area. The backyard has fresh sod, a covered deck and RV parking or the perfect spot for future garage development. We are biased, but growing up and living in Ross Glen is tough to beat. You get the mature trees and green-spaces with larger , private lots - all while still being just a few minutes to the hustle and bustle of the south end of town. Your close to schools , shopping , parks + playgrounds, and some of the best walking paths our city has that wind through the neighbourhood and coulees. Come check out 20 Rossland Bay and see if it's a fit for you!

Built in 1978

## Essential Information

|        |           |
|--------|-----------|
| MLS® # | A2243561  |
| Price  | \$349,900 |



|                |             |
|----------------|-------------|
| Sold Price     | \$325,000   |
| Bedrooms       | 5           |
| Bathrooms      | 2.00        |
| Full Baths     | 2           |
| Square Footage | 998         |
| Acres          | 0.00        |
| Year Built     | 1978        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | Bungalow    |
| Status         | Sold        |

### Community Information

|             |                    |
|-------------|--------------------|
| Address     | 20 Rossland Bay Se |
| Subdivision | Ross Glen          |
| City        | Medicine Hat       |
| County      | Medicine Hat       |
| Province    | Alberta            |
| Postal Code | T1B2C3             |

### Amenities

|                |            |
|----------------|------------|
| Parking Spaces | 1          |
| Parking        | Off Street |

### Interior

|                   |                                                        |
|-------------------|--------------------------------------------------------|
| Interior Features | No Smoking Home                                        |
| Appliances        | Dishwasher, Refrigerator, Washer/Dryer, Electric Stove |
| Heating           | Forced Air                                             |
| Cooling           | Central Air                                            |
| Has Basement      | Yes                                                    |
| Basement          | Finished, Full                                         |

### Exterior

|                   |                 |
|-------------------|-----------------|
| Exterior Features | None            |
| Lot Description   | Irregular Lot   |
| Roof              | Asphalt Shingle |
| Construction      | Mixed           |
| Foundation        | Poured Concrete |

### Additional Information

|                |                   |
|----------------|-------------------|
| Date Listed    | July 26th, 2025   |
| Date Sold      | August 15th, 2025 |
| Days on Market | 20                |
| Zoning         | R-LD              |
| HOA Fees       | 0.00              |

### **Listing Details**

|                |             |
|----------------|-------------|
| Listing Office | REAL BROKER |
|----------------|-------------|



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