

# \$299,900 - 407, 165 South Ridge Drive Se, Medicine Hat

MLS® #A2207795

**\$299,900**

3 Bedroom, 3.00 Bathroom, 1,495 sqft  
Residential on 0.04 Acres

SE Southridge, Medicine Hat, Alberta

Looking for a stylish and low-maintenance home that fits your busy lifestyle? Look no further than this stunning townhouse in the desirable San Paloma community! This home has been meticulously cared for and offers a perfect balance of comfort and sophistication, making it truly move-in ready. As you step inside, youâ€™™ll be greeted by a bright and spacious main floor with soaring vaulted ceilings and a cozy gas fireplace, creating a warm and inviting atmosphere. Large windows provide plenty of natural light and offer a beautiful view of the adjacent park, ensuring you can enjoy outdoor serenity from the comfort of your living room. Upstairs, you'll find three generous bedrooms, each offering ample space and privacy. The fully finished basement adds even more versatility, whether you're looking for an extra living area, home office, or entertainment space â€” the possibilities are endless. The attached garage provides both convenience and additional storage, completing this wonderful property. With everything you need just moments away, and the park right outside your door, this townhouse truly offers an unbeatable lifestyle. Donâ€™™t miss out on this incredible opportunity to call San Paloma home â€” schedule your viewing today!

Built in 1995

## Essential Information



|                |               |
|----------------|---------------|
| MLS® #         | A2207795      |
| Price          | \$299,900     |
| Bedrooms       | 3             |
| Bathrooms      | 3.00          |
| Full Baths     | 2             |
| Half Baths     | 1             |
| Square Footage | 1,495         |
| Acres          | 0.04          |
| Year Built     | 1995          |
| Type           | Residential   |
| Sub-Type       | Row/Townhouse |
| Style          | Townhouse     |
| Status         | Active        |

### **Community Information**

|             |                               |
|-------------|-------------------------------|
| Address     | 407, 165 South Ridge Drive Se |
| Subdivision | SE Southridge                 |
| City        | Medicine Hat                  |
| County      | Medicine Hat                  |
| Province    | Alberta                       |
| Postal Code | T1B 4H4                       |

### **Amenities**

|                |   |
|----------------|---|
| Amenities      | Parking                                   |
| Parking Spaces | 2   |
| Parking        | Off Street, Single Garage Attached, Stall |
| # of Garages   | 1   |

### **Interior**

|                   |  |
|-------------------|--|
| Interior Features | No Animal Home, No Smoking Home, Pantry                            |
| Appliances        | Dishwasher, Refrigerator, Stove(s), Washer/Dryer, Window Coverings |
| Heating           | Forced Air   |
| Cooling           | Central Air  |
| Fireplace         | Yes  |
| # of Fireplaces   | 1  |
| Fireplaces        | Gas, Living Room   |
| Has Basement      | Yes  |
| Basement          | Finished, Full   |

## Exterior

|                   |                              |
|-------------------|------------------------------|
| Exterior Features | None                         |
| Lot Description   | Backs on to Park/Green Space |
| Roof              | Asphalt Shingle              |
| Construction      | Stucco                       |
| Foundation        | Poured Concrete              |

## Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | April 2nd, 2025 |
| Days on Market | 31              |
| Zoning         | R-MD            |

## Listing Details

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

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