

# \$259,900 - 2, 88 Sunrise Street Se, Medicine Hat

MLS® #A2206548

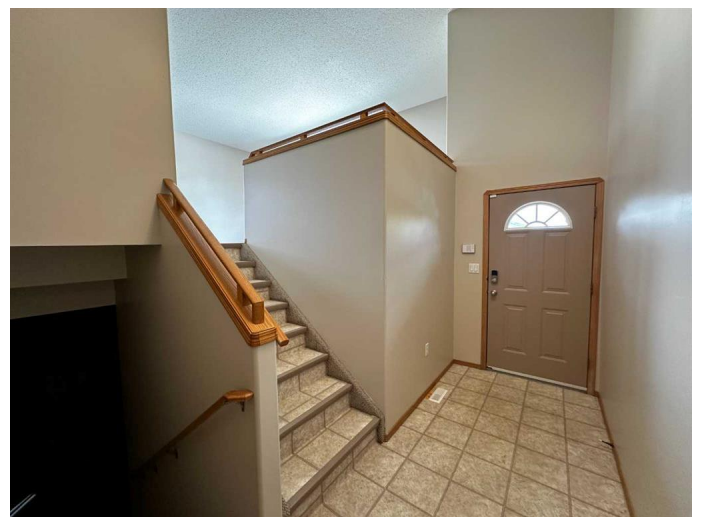
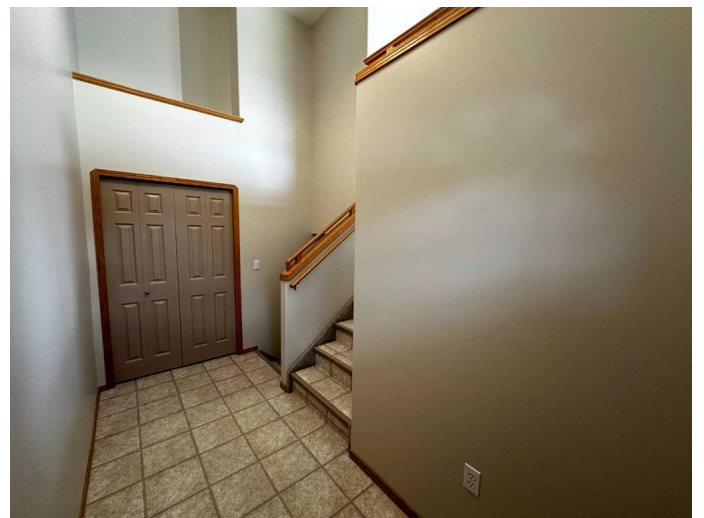
**\$259,900**

3 Bedroom, 2.00 Bathroom, 756 sqft  
Residential on 0.14 Acres

SW Southridge, Medicine Hat, Alberta

This lovely and bright four-plex condo unit in the sought after Sunrise community is move-in ready! Perfectly located near Saamis Rotary Park, this home offers easy access to walking paths, local amenities, and the newest school in the city. The area is ideal for families or anyone seeking a peaceful and connected neighbourhood. This freshly painted home features a spacious and well-designed layout. Step inside to the large and bright front entry, featuring a double closet and room for additional storage. The main floor has beautiful new flooring and a spacious living room, versatile enough to serve as both a relaxing living area and home office. The open kitchen offers plenty of storage space, including a pantry. The dining area opens up to a covered deck with convenient storage underneath. The main floor also includes a sizeable storage room, and powder room. Downstairs, youâ€™™ll find three generously sized bedrooms, a 4 pc bath, and a laundry room for added convenience. The low-maintenance yard with a maintenance-free fence provides a private space to enjoy outdoors without the hassle. This home is perfect for those seeking convenience and peace of mind. Don't miss out on this incredible opportunityâ€™™this unit is move-in ready and waiting for you to call it home or perfect for a revenue Buyer!! No age restrictions, and pets are welcome!

Built in 2001



## Essential Information

MLS® #	A2206548
Price	\$259,900
Bedrooms	3
Bathrooms	2.00
Full Baths	1
Half Baths	1
Square Footage	756
Acres	0.14
Year Built	2001
Type	Residential
Sub-Type	Row/Townhouse
Style	Bi-Level
Status	Active

## Community Information

Address	2, 88 Sunrise Street Se
Subdivision	SW Southridge
City	Medicine Hat
County	Medicine Hat
Province	Alberta
Postal Code	T1B 4N9

## Amenities

Amenities	Parking
Parking Spaces	2
Parking	Assigned, Off Street, Stall

## Interior

Interior Features	High Ceilings, Laminate Counters
Appliances	Dishwasher, Dryer, Range Hood, Refrigerator, Stove(s), Washer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	Central Air
Has Basement	Yes
Basement	Finished, Full

## Exterior

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

### **Additional Information**

Date Listed	April 1st, 2025
Days on Market	3
Zoning	R-MD

### **Listing Details**

Listing Office	RIVER STREET REAL ESTATE
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