

\$219,900 - 37, 298 Somerset Way Se, Medicine Hat

MLS® #A2245696

\$219,900

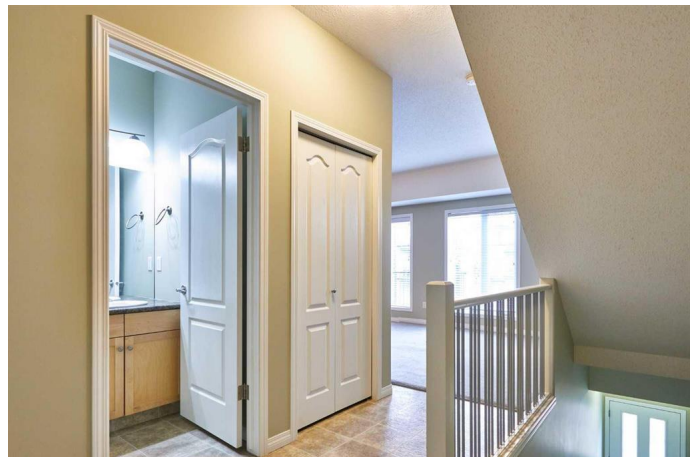
2 Bedroom, 2.00 Bathroom, 1,113 sqft

Residential on 0.00 Acres

SE Southridge, Medicine Hat, Alberta

Welcome to The Lexington - Where Style Meets Convenience! Don't miss your chance to own one of the desirable condos in the south! The Lexington is perfectly situated near everything you need - just steps from shopping, walking trails, great schools, and fantastic restaurants. This location checks all the boxes! Inside you will be greeted by 9' ceilings, an airy open-concept layout, and large windows that flood the space with natural light. The kitchen is standout, offerings tons of storage, generous counter space, and sleek granite countertops - perfect for whipping up your favourite meals or entertaining friends. Upstairs, you'll find two spacious bedrooms, a 4-piece bathroom, and a super convenient laundry area. The building also features an on-site exercise room for your daily workouts. The best part is no age restrictions and PET-FRIENDLY - 2 pets (cat, dog, bird, fish) allowed with NO SIZE RESTRICTION! Whether you are looking to downsize, purchase your first home, or invest in a revenue property, this condo is the perfect fit. The affordable condo fees of \$429.77 fees covers all utilities except electricity, making for easy, budget-friendly living. Bonus for investors: this unit has fantastic tenants who would love to stay if you're buying for revenue! Contact your favourite realtor to book a showing today.

Built in 2007



Essential Information

MLS® #	A2245696
Price	\$219,900
Bedrooms	2
Bathrooms	2.00
Full Baths	1
Half Baths	1
Square Footage	1,113
Acres	0.00
Year Built	2007
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey
Status	Active

Community Information

Address	37, 298 Somerset Way Se
Subdivision	SE Southridge
City	Medicine Hat
County	Medicine Hat
Province	Alberta
Postal Code	T1B0E9

Amenities

Amenities	Fitness Center
Parking Spaces	1
Parking	Assigned, Stall
# of Garages	1

Interior

Interior Features	See Remarks
Appliances	Dishwasher, Microwave, Range Hood, Refrigerator, Washer/Dryer Stacked, Oven
Heating	Forced Air
Cooling	Central Air
Basement	None

Exterior

Exterior Features	Balcony, BBQ gas line
-------------------	-----------------------

Lot Description	Other
Roof	Asphalt Shingle
Construction	Brick, Stucco
Foundation	Poured Concrete

Additional Information

Date Listed	August 4th, 2025
Days on Market	2
Zoning	R-MD
HOA Fees Freq.	MON

Listing Details

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

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.