

# \$625,000 - 246 Somerset Road Se, Medicine Hat

MLS® #A2247032

**\$625,000**

4 Bedroom, 4.00 Bathroom, 1,616 sqft

Residential on 0.13 Acres

Southland, Medicine Hat, Alberta

Step into this fully developed, move-in ready family home and instantly feel at home. A grand entrance welcomes you into the open-concept main floor, where a spacious living room flows seamlessly into a beautifully finished kitchen. Here you'll find an abundance of cabinets, ample counter space, and a corner pantry perfect for the family chef. The adjoining dining area is generous in size, ideal for hosting family gatherings and entertaining friends.

Just around the corner, a convenient 2-piece bathroom and a combined laundry/mudroom with built-in locker space lead directly to the finished triple-car garage.

Upstairs, the primary suite offers a true retreat with a 4-piece ensuite featuring a corner soaker tub and separate stand-alone shower, along with an impressively large walk-in closet. Two additional bedrooms and another full 4-piece bathroom to complete the upper level.

The basement is an entertainer's dream with a spacious family room, custom bar with a kegerator, an additional bedroom, 3-piece bathroom, and plenty of storage.

Step outside to a backyard designed for both relaxation and fun. A partially covered deck overlooks the yard, complete with underground sprinklers connected to Bluetooth for easy care. Around the corner, a concrete patio with



a hot tub, along with a back entrance to the garage.

Lovingly maintained in a fantastic neighbourhood, this home is ready for its next chapter. Move in this fall and enjoy prairie sunsets, modern comforts, and plenty of space for the whole family.

Built in 2008

### **Essential Information**

MLS® #	A2247032
Price	\$625,000
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,616
Acres	0.13
Year Built	2008
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

### **Community Information**

Address	246 Somerset Road Se
Subdivision	Southland
City	Medicine Hat
County	Medicine Hat
Province	Alberta
Postal Code	T1B0G8

### **Amenities**

Parking Spaces	6
Parking	Triple Garage Attached
# of Garages	3

### **Interior**

Interior Features	Bar, Ceiling Fan(s), Closet C Walk-In Closet(s)
Appliances	Other
Heating	Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Electric, Gas
Has Basement	Yes
Basement	Finished, Full

## Exterior

Exterior Features	Other
Lot Description	Back Yard
Roof	Asphalt Shingle
Construction	Stone, Vinyl Siding
Foundation	Poured Concrete

## Additional Information

Date Listed	August 10th, 2025
Days on Market	3
Zoning	R-LD

## Listing Details

Listing Office	RE/MAX MEDALTA REAL ESTATE
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