

# \$799,900 - 139 Sunset Drive Sw, Medicine Hat

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MLS® #A2221590

**\$799,900**

3 Bedroom, 3.00 Bathroom, 1,582 sqft  
Residential on 0.20 Acres

SW Southridge, Medicine Hat, Alberta

Welcome to 139 Sunset Drive SW—an exceptional bi-level home offering panoramic views of the coulees and Teepee, plus an oversized triple garage with space for up to six vehicles! This 1,582 sq ft property features 3 bedrooms, 3 full bathrooms, and a thoughtfully designed layout ideal for both everyday living and entertaining. The spacious front entry leads to an inviting upper level with a bright living room that flows seamlessly into the kitchen, complete with a corner pantry and generous dining area. From here, step out onto the large glass-enclosed deck and take in the breathtaking views. Two of the three bedrooms each enjoy their own private 4-piece ensuite, while a third full bath and main floor laundry add everyday convenience. The basement is currently undeveloped, providing a blank canvas to create your ideal living space. The oversized garage is a standout feature, offering ample room for vehicles, storage, and workspace—complete with hot/cold water sink and its own 2-piece bathroom. Beautifully landscaped backyard and a maintenance free front yard. This home offers rare views and unique features you won't want to miss. Immediate possession available!

Built in 2004

## Essential Information

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Price	\$799,900
Bedrooms	3
Bathrooms	3.00
Full Baths	3
Square Footage	1,582
Acres	0.20
Year Built	2004
Type	Residential
Sub-Type	Detached
Style	Bi-Level
Status	Active

### Community Information

Address	139 Sunset Drive Sw
Subdivision	SW Southridge
City	Medicine Hat
County	Medicine Hat
Province	Alberta
Postal Code	T1B 4T7

### Amenities

Parking Spaces	9
Parking	Driveway, Heated Garage, RV Access/Parking, Triple Garage Attached, Off Street
# of Garages	6

### Interior

Interior Features	Pantry, Storage
Appliances	Central Air Conditioner, Dishwasher, Garage Control(s), Microwave, Range Hood, Refrigerator, Stove(s), Washer/Dryer, Freezer
Heating	Forced Air
Cooling	Central Air
Has Basement	Yes
Basement	Full, Unfinished

### Exterior

Exterior Features	Storage
Lot Description	Landscaped, Underground Sprinklers
Roof	Asphalt Shingle

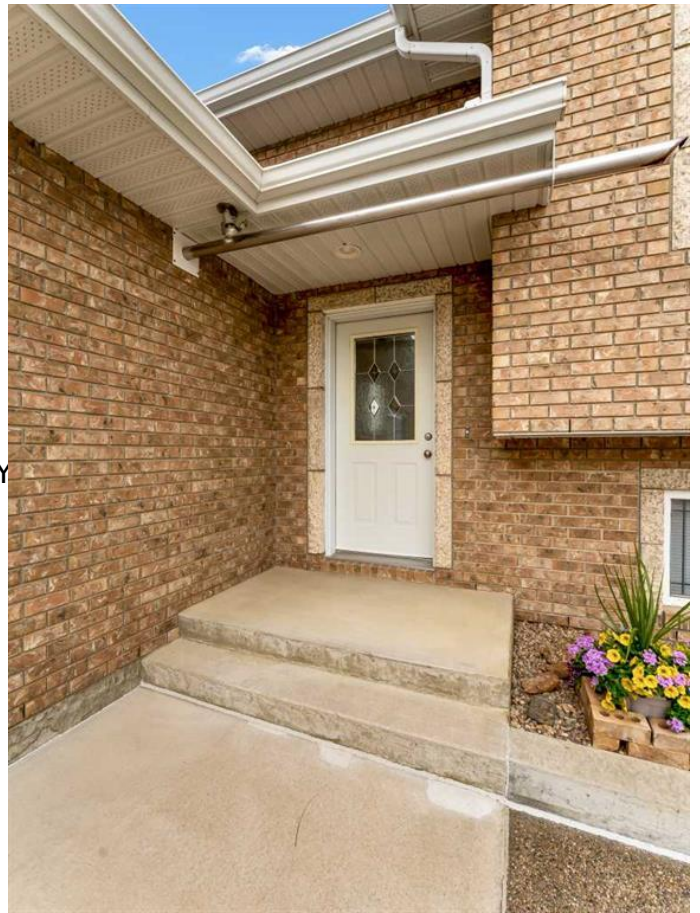
Construction	Brick, Stucco
Foundation	Poured Concrete

### Additional Information

Date Listed	May 15th, 2025
Days on Market	16
Zoning	R-LD

### Listing Details

Listing Office	ROYAL LEPAGE COMMUNITY
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