

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

---

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

MLS® #

A2221590



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

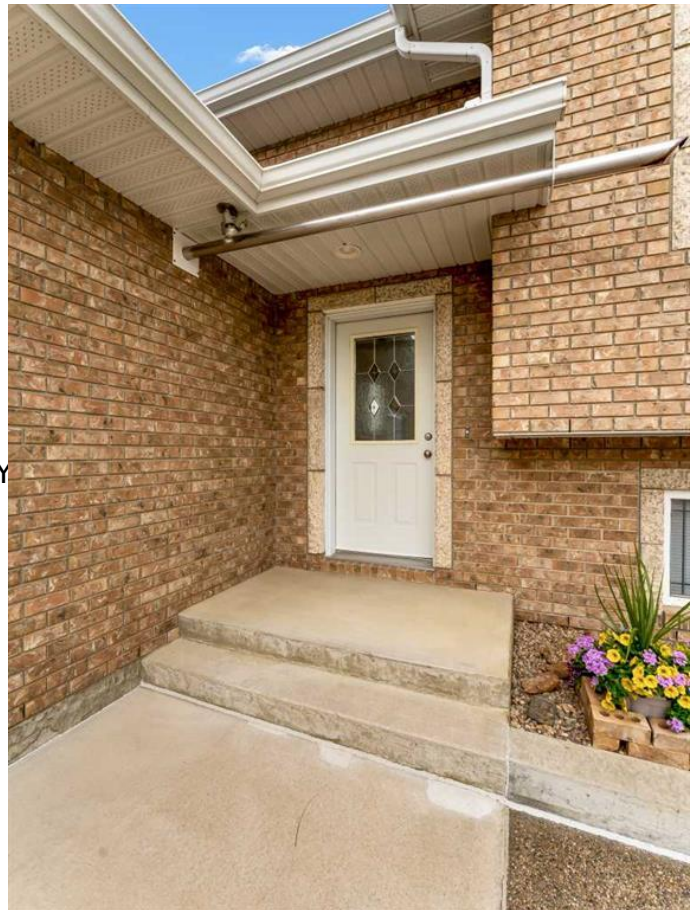
Construction	Brick, Stucco
Foundation	Poured Concrete

### Additional Information

Date Listed	May 15th, 2025
Days on Market	9
Zoning	R-LD

### Listing Details

Listing Office	ROYAL LEPAGE COMMUNITY
----------------	------------------------



Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® 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.