



**390 Somerside Crescent SE
Medicine Hat, Alberta**

MLS # A2297715



\$584,500

Division:	Southland		
Type:	Residential/Duplex		
Style:	1 and Half Storey, Attached-Side by Side		
Size:	1,789 sq.ft.	Age:	2014 (12 yrs old)
Beds:	3	Baths:	3
Garage:	Double Garage Attached		
Lot Size:	0.09 Acre		
Lot Feat:	Back Yard, Backs on to Park/Green Space, City Lot, Landscaped, Low Maintenance		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Tile	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Stucco	Zoning:	R-LD
Foundation:	Poured Concrete	Utilities:	-
Features:	Bar, Bookcases, Built-in Features, Open Floorplan, Pantry, Walk-In Closet(s)		

Inclusions: Gemstone Lighting (Installed By Elhart Electric) â€“ \$2500 Value, All Husky Cabinets, Shed, Garden Bench, Upright Freezer, Upright Fridge (Located In Basement), Cabinet And Shelf In Storage Room, TV Wall Mounts, Gas Fireplace (Downstairs), Electric Fireplace (Main Floor)

Executive walkout with high-end finishes; and a beautiful VIEW of the pond and environmental reserve. Offering 3000 sq. ft. of total living space, this home is exceptionally well kept with high-end finishes throughout. The main level features an open-concept layout with cathedral ceilings, quality flooring, custom wall detailing, and a built-in entertainment unit around a classy fireplace focal point. The kitchen is designed for both function and style, with a large island, a pantry, GORGEOUS COUNTERS, stainless premium appliances…this one checks all the boxes! The dining area opens directly onto the covered back patio, the perfect place to relax in the afternoon shade and take in the views. A main floor office with french doors adds flexibility, and the laundry/mudroom provides a seamless transition to the double attached heated garage with APOXY FLOORING, complete with built-in shelving, Husky Cabinets, and additional storage. Upstairs, the primary suite is privately positioned and well-appointed, offering a spacious walk-in closet and a modern ensuite with dual sinks, a glass shower, a soaker tub, and heated tile flooring for added comfort. The walkout basement is fully developed with a clean, open layout, two additional bedrooms, impeccable family room with more BUILT INs; gas fireplace, and a professionally finished bar with full size fridge—ideal for entertaining. Step outside to a landscaped yard with another covered patio space. The low maintenance yard is perfect for those who want to exercise their green thumb with minimal obligation to up keep. A well-executed home in a prime setting—shows extremely well; book a private showing to see for yourself!