



GRASSROOTS
REALTY GROUP

587-777-7276
yuri@grassrootsrealtygroup.ca

113 Somerset Lane SE
Medicine Hat, Alberta

MLS # A2327971



\$229,900

Division:	Southland		
Type:	Residential/Five Plus		
Style:	2 Storey		
Size:	1,151 sq.ft.	Age:	2007 (19 yrs old)
Beds:	3	Baths:	1 full / 1 half
Garage:	Off Street, Stall		
Lot Size:	-		
Lot Feat:	See Remarks		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Linoleum	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	\$ 348
Basement:	None	LLD:	-
Exterior:	Vinyl Siding	Zoning:	R-MD
Foundation:	Poured Concrete	Utilities:	-
Features:	Granite Counters		

Inclusions: Fridge, Stove, Hood Fan, Dishwasher, Washer, Dryer, Window Coverings/Blinds

Welcome to 113 Somerset Lane! This well-maintained two-storey condo townhouse is conveniently located close to shopping, schools, parks, and other amenities, making it a great option for first-time buyers, downsizers, or investors. The main floor offers a welcoming entry with a coat closet, a bright and comfortable living room, and a functional kitchen featuring granite countertops, ample cabinet space, and black appliances. The dining area is off the kitchen and filled with natural light, with patio doors leading to a 7' x 10' deck and an attached exterior storage room. A convenient 2-piece bathroom completes the main level. Upstairs, you'll find a good-sized primary bedroom with a walk-in closet, two additional bedrooms, a 4-piece bathroom, linen storage, and a laundry closet with a full-size washer and dryer. If you're looking for an affordable home in a convenient location or a solid revenue property, this one is worth a look.