

\$699,900 - 264 Sierra Road Sw, Medicine Hat

MLS® #A2268540

\$699,900

3 Bedroom, 3.00 Bathroom, 1,852 sqft
Residential on 0.16 Acres

SW Southridge, Medicine Hat, Alberta

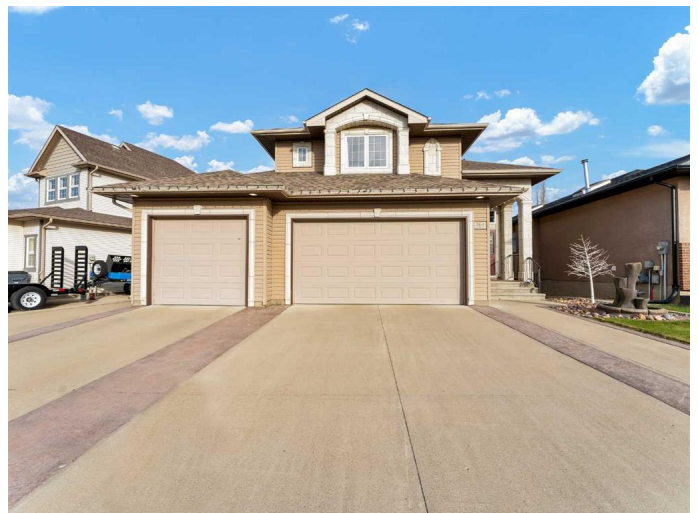
Welcome to this ONE-OF-A-KIND property that truly checks every box – featuring a HEATED TRIPLE CAR GARAGE, RV PARKING, A WALK-OUT BASEMENT AND AN UNBEATABLE LOCATION BACKING ONTO A PEACEFUL GREENBELT!

From the moment you arrive, the impressive curb appeal draws you in. Step inside to a very spacious entryway where your eyes are immediately captured by large, bright windows showcasing the serene view of the green space behind. Designed with both luxury and practicality in mind, this home combines high-end finishes with a smart, comfortable layout.

The main floor offers a bright open-concept design, perfect for entertaining or relaxing. The chef's kitchen boasts abundant cabinetry and counter space, a large walk-through pantry, and a center island ideal for gathering. The adjoining dining area easily accommodates a large table, with direct access to a private deck overlooking the greenbelt and distant coulee views.

Additional main floor highlights include convenient laundry, a spare bedroom, and a 4-piece bathroom, as well as easy access to the finished, heated triple garage.

Upstairs, you'll find a cozy loft nook – perfect for reading or a home office – alongside a spacious primary suite



complete with a massive walk-in closet and a 4-piece spa-inspired ensuite.

The walk-out basement is fully finished with high ceilings, plenty of natural light, a cozy fireplace, and a huge family room for movie nights or gatherings. It also includes ample storage, another bedroom, and a 4-piece bathroom.

Outside, enjoy the beautifully landscaped backyard that backs directly onto the greenbelt, offering both privacy and natural beauty.

Located in a friendly, sought-after neighborhood, this home truly has it all – comfort, style, and space in one remarkable package.

Built in 2006

Essential Information

MLS® #	A2268540
Price	\$699,900
Bedrooms	3
Bathrooms	3.00
Full Baths	3
Square Footage	1,852
Acres	0.16
Year Built	2006
Type	Residential
Sub-Type	Detached
Style	Modified Bi-Level
Status	Active

Community Information

Address	264 Sierra Road Sw
Subdivision	SW Southridge
City	Medicine Hat

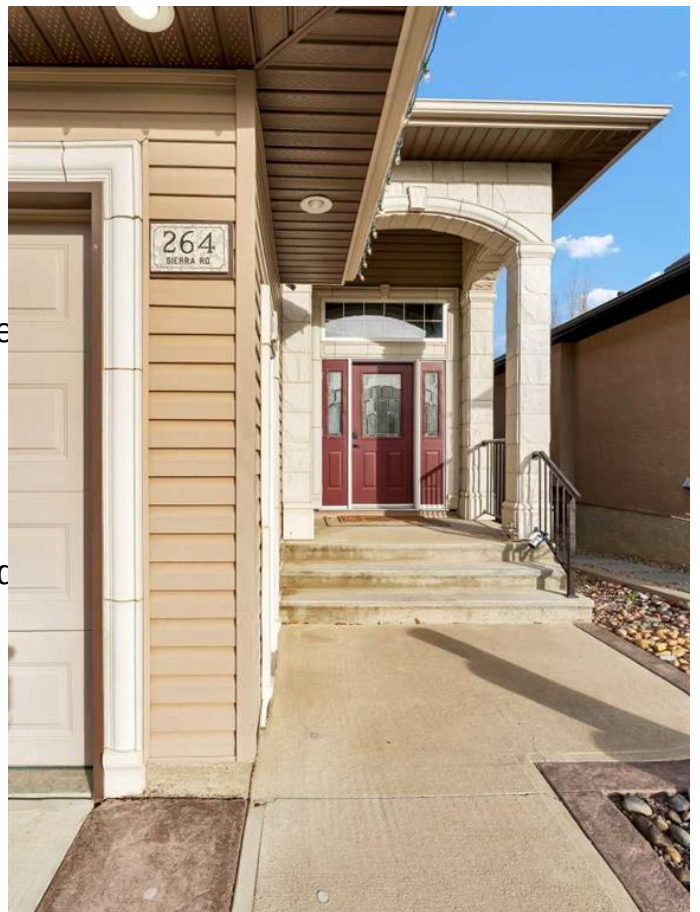
County	Medicine Hat
Province	Alberta
Postal Code	T1B4Y6

Amenities

Parking Spaces	6
Parking	Driveway, Garage Door Opener, Triple Garage Attached
# of Garages	3

Interior

Interior Features	Ceiling Fan(s), Kitchen Island
Appliances	Other
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Gas
Has Basement	Yes
Basement	Full



Exterior

Exterior Features	Balcony
Lot Description	Back Yard, Backs on to Park/Green Space, Few Trees
Roof	Asphalt Shingle
Construction	Concrete, Stone, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	November 3rd, 2025
Days on Market	8
Zoning	R-LD

Listing Details

Listing Office	RE/MAX MEDALTA REAL ESTATE
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