

# \$349,900 - 92 Smithson Street Se, Medicine Hat

MLS® #A2256346

**\$349,900**

3 Bedroom, 2.00 Bathroom, 957 sqft

Residential on 0.12 Acres

SE Southridge, Medicine Hat, Alberta

Located in the heart of Southridge, this home offers convenience and accessibility with schools, walking paths, and shopping all nearby. It's a great option for families looking for both space and practicality. Inside you'll find 2+1 bedrooms and 2 bathrooms, with a layout that flows comfortably. The bright front living room features a large south-facing window, and the dining area leads into a spacious kitchen with plenty of storage and two-toned cabinetry for a touch of character. A back mudroom and coat closet provide everyday convenience, with direct access to the deck, fenced yard, and large detached heated double garage. The main floor has two good sized bedrooms and a full bathroom, while the lower level offers large windows, a big recreation room with a dry bar, laundry area, and a private primary suite with its own 3 pc ensuite and office space. Over the past several years the home has received various updates, giving it a modern flare while leaving room for you to add your own touches. A solid family home in a fantastic location—ready for its next chapter.

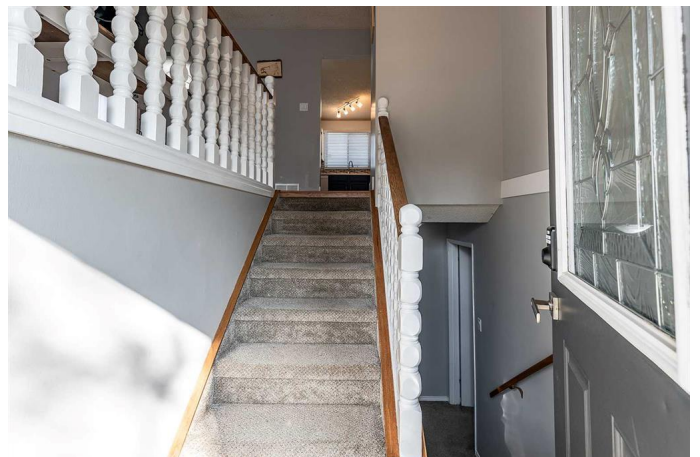
Built in 1981

## Essential Information

MLS® # A2256346

Price \$349,900

Bedrooms 3



|                |             |
|----------------|-------------|
| Bathrooms      | 2.00        |
| Full Baths     | 2           |
| Square Footage | 957         |
| Acres          | 0.12        |
| Year Built     | 1981        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | Bi-Level    |
| Status         | Active      |

### Community Information

|             |                       |
|-------------|-----------------------|
| Address     | 92 Smithson Street Se |
| Subdivision | SE Southridge         |
| City        | Medicine Hat          |
| County      | Medicine Hat          |
| Province    | Alberta               |
| Postal Code | T1B 3G6               |

### Amenities

|                |                                                 |
|----------------|-------------------------------------------------|
| Parking Spaces | 2                                               |
| Parking        | Double Garage Detached, Off Street, Parking Pad |
| # of Garages   | 2                                               |

### Interior

|                   |                                                                                         |
|-------------------|-----------------------------------------------------------------------------------------|
| Interior Features | Bar, Ceiling Fan(s), Laminate Counters                                                  |
| Appliances        | Dishwasher, Dryer, Freezer, Microwave, Refrigerator, Stove(s), Washer, Window Coverings |
| Heating           | Forced Air                                                                              |
| Cooling           | Central Air                                                                             |
| Has Basement      | Yes                                                                                     |
| Basement          | Finished, Full                                                                          |

### Exterior

|                   |                                            |
|-------------------|--------------------------------------------|
| Exterior Features | None                                       |
| Lot Description   | Back Lane                                  |
| Roof              | Asphalt Shingle                            |
| Construction      | Aluminum Siding, Brick, Stucco, Wood Frame |
| Foundation        | Poured Concrete                            |

### Additional Information

|                |                      |
|----------------|----------------------|
| Date Listed    | September 16th, 2025 |
| Days on Market | 7                    |
| Zoning         | R-LD                 |

### **Listing Details**

|                |                          |
|----------------|--------------------------|
| Listing Office | RIVER STREET REAL ESTATE |
|----------------|--------------------------|

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