

**180 Stratton Road SE
Medicine Hat, Alberta**

MLS # A2256339



\$529,900

Division:	SE Southridge		
Type:	Residential/House		
Style:	1 and Half Storey		
Size:	1,692 sq.ft.	Age:	2008 (17 yrs old)
Beds:	5	Baths:	2 full / 1 half
Garage:	Concrete Driveway, Double Garage Attached, Heated Garage		
Lot Size:	0.11 Acre		
Lot Feat:	Back Lane, Back Yard, Irregular Lot		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Laminate, Linoleum	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Finished, Full	LLD:	-
Exterior:	Stucco	Zoning:	R-LD
Foundation:	Poured Concrete	Utilities:	-
Features:	Closet Organizers, Open Floorplan, Pantry, Quartz Counters, Soaking Tub, Walk-In Closet(s)		

Inclusions: garage door opener and remote, 3 TV's and wall mounts, UGS, garage heater

Beautiful 1.5 storey stucco home in sought-after Vista, offering just under 1,700 sq ft of beautifully finished living space. The upper level features 2 bedrooms including the primary with a pocket door to the full bath complete with separate shower and jet tub. The main floor boasts an open plan with high ceilings, vinyl plank flooring, quartz countertops, and a flexible den or 5th bedroom—perfect for a playroom or office, a 2-piece bath, and convenient garage access. The basement offers a spacious rec room, 2 more bedrooms, full bath, separate laundry room, and plenty of storage. Enjoy the back deck with access from both the kitchen and bedroom, low-maintenance vinyl fencing, underground sprinklers, and a heated attached garage. Updates include A/C and furnace (2018) and hot water tank (2024).