

340, 340 Southlands Pointe SE
Medicine Hat, Alberta

MLS # A2270351



\$224,500

Division:	Southland		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment-Single Level Unit		
Size:	1,020 sq.ft.	Age:	2010 (15 yrs old)
Beds:	2	Baths:	2
Garage:	Assigned, Oversized, Stall		
Lot Size:	-		
Lot Feat:	-		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Linoleum, Vinyl	Sewer:	-
Roof:	-	Condo Fee:	\$ 318
Basement:	-	LLD:	-
Exterior:	Mixed	Zoning:	R-MD
Foundation:	-	Utilities:	-
Features:	See Remarks		

Inclusions: Refrigerator, Stove, Microwave Hood Fan, Dishwasher, Washer, Dryer, Window Coverings, Central Air Conditioner

Bright, Beautiful, and Move-In Ready! Welcome to #340 – 340 Southlands Point SE — a well-maintained 2-bedroom, 2-bathroom condo offering effortless one-level living in a convenient Southside location. Perfect for first-time buyers, downsizers, or anyone seeking a low-maintenance lifestyle, this home is bright, inviting, and ready for you to move right in. The open-concept layout features a comfortable living room, a functional kitchen with plenty of cabinetry, and a dining area that easily accommodates your furniture. The primary bedroom includes a walk-through 4-piece ensuite leading to a spacious walk-in closet. A second bedroom and full bathroom provide flexibility for guests, a home office, or hobbies. Enjoy the convenience of in-suite laundry with extra storage, and relax outdoors on the large covered deck — perfect for morning coffee or evening unwinding. Located close to shopping, restaurants, parks, and all Southlands amenities, this condo offers the ideal blend of comfort and convenience. Condo fees are \$317.59/Monthly and include: Common Area Maintenance, Heat, Insurance, Reserve Fund Contributions, Landscape and Snow Removal, & Water.