



421, 1535 Southview Drive SE
Medicine Hat, Alberta

MLS # A2277918

\$449,900



Division:	Southview-Park Meadows		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment-Penthouse		
Size:	1,821 sq.ft.	Age:	1995 (31 yrs old)
Beds:	2	Baths:	2 full / 1 half
Garage:	Underground		
Lot Size:	-		
Lot Feat:	-		

Heating:	Baseboard	Water:	-
Floors:	Carpet, Tile, Vinyl Plank	Sewer:	-
Roof:	-	Condo Fee:	\$ 1,022
Basement:	-	LLD:	-
Exterior:	Brick, Stucco	Zoning:	R-MD
Foundation:	-	Utilities:	-
Features:	Built-in Features, Ceiling Fan(s), Kitchen Island, Pantry, Quartz Counters, Storage, Vaulted Ceiling(s), Wet Bar		

Inclusions: Attached shelving in dining room, wet bar refrigerator, living room window covering remote, freezer negotiable

Welcome to this executive penthouse suite in the sought-after 55+ Grandview Village, offering 1,821 sq ft of beautifully renovated living space across two levels. Fully updated from top to bottom, this impressive home greets you with a spacious entry featuring a stylish barn-door coat closet and finished under-stair storage with built-in shelving, currently used as a pantry. The stunning kitchen showcases two-toned cabinetry, quartz countertops, and an oversized movable island with abundant storage and seating, flowing seamlessly into a generous dining area. Adjacent is the expansive living room, highlighted by vaulted ceilings, oversized windows, and an abundance of natural light. Step outside to the west-facing deck, complete with bonus storage room. The main level also includes a 2-piece bathroom, a large laundry room with ample storage, and a truly exceptional primary bedroom with double closets and a beautifully updated ensuite featuring a new vanity and tiled walk-in shower. Upstairs, a bright loft-style bonus space—open to below—offers versatility as an office, den, or hobby area, complete with a wet bar and mini fridge, making it ideal for entertaining or guests. This level also features a private second deck with lovely views, a second bedroom, and a 3-piece bathroom accessible from both the bedroom and bonus space. The unit includes underground parking close to the elevator and oversized underground storage room. Grandview Village is a pet-free 55+ building offering exceptional amenities including a pool, spa, fitness centre, recreation room, car wash, and workshop. Condo fees are \$1,021.83/month and include all utilities except cable and internet. Enjoy maintenance-free retirement living in this beautifully updated, centrally located penthouse gem.