



**GRASSROOTS**  
REALTY GROUP

1-833-477-6687  
aloha@grassrootsrealty.ca

**151 Vista Close SE**  
**Medicine Hat, Alberta**

**MLS # A2239553**



**\$479,900**

<b>Division:</b>	SE Southridge		
<b>Type:</b>	Residential/House		
<b>Style:</b>	2 Storey		
<b>Size:</b>	1,731 sq.ft.	<b>Age:</b>	2007 (18 yrs old)
<b>Beds:</b>	4	<b>Baths:</b>	3 full / 1 half
<b>Garage:</b>	Double Garage Attached		
<b>Lot Size:</b>	0.10 Acre		
<b>Lot Feat:</b>	Back Yard, No Neighbours Behind		

**Heating:** Forced Air, Natural Gas

**Floors:** Carpet, Tile, Vinyl Plank

**Roof:** Asphalt Shingle

**Basement:** Finished, Full

**Exterior:** Stone, Vinyl Siding

**Foundation:** Poured Concrete

**Features:** Ceiling Fan(s), Central Vacuum, Jetted Tub, Kitchen Island, Laminate Counters, Pantry

**Water:** -

**Sewer:** -

**Condo Fee:** -

**LLD:** -

**Zoning:** R-LD

**Utilities:** -

**Inclusions:** Fridge, Stove, Dishwasher, Microwave Hood Fan, Window Coverings, Privacy Screen, Hooks/Mirror/Shoe Dresser, Central A/C, Garage Door Opener w/ Remote, Work bench in garage with shelves

Welcome to 151 Vista Close SE! A great family home situated in a family orientated neighbourhood-close to schools, shopping and walking paths. As you enter this 2 storey home you are greeted with an open-concept main floor featuring a cozy gas fireplace in the living area. The kitchen offers abundant cabinet space, a generous pantry, and convenient island for prep and seating. From the dining area you have access to your back yard with a covered deck and showcasing beautiful sunsets! The convenient main floor laundry and 2pce bath round out your main floor living space. Upstairs you will find three large bedrooms including the primary suite which features a walk in closet, a 5pce ensuite with jetted tub and double vanity! If you need some space to watch the game or your favourite program, sneak downstairs and enjoy the living room area. The basement also has a bedroom and 3pce bath. A double heated, attached garage adds extra storage and convenience year-round. Brand new shingles in 2025!! Book your showing today!