

\$248,800 - 421, 3021 13 Avenue Se, Medicine Hat

MLS® #A2237268

\$248,800

2 Bedroom, 2.00 Bathroom, 1,045 sqft

Residential on 0.00 Acres

Southview-Park Meadows, Medicine Hat, Alberta

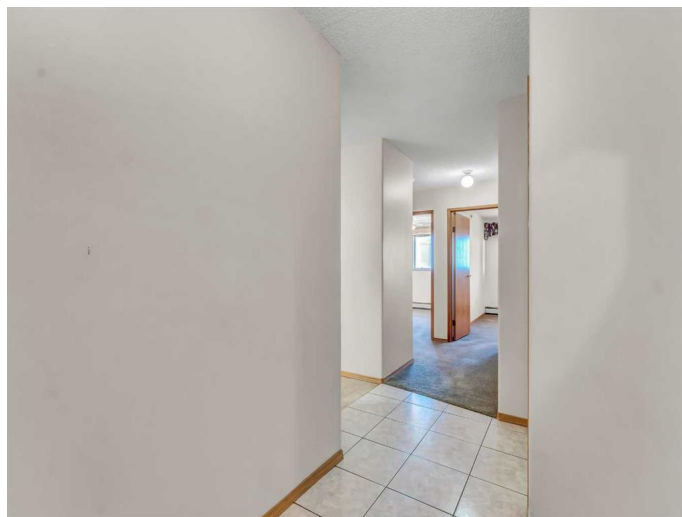
Welcome to #421, 3021 13 Ave SE, a bright and spacious top-floor unit in the popular 50+ adult-living community of Southview Grand. This east-facing condo offers 2 bedrooms, 2 bathrooms, and 1,045 sq ft of comfortable, low-maintenance living. The layout includes a well-appointed kitchen, dining area, and large living room with access to a private balcony. There are two wall-mounted A/C units to keep you cool and the convenience of in-unit laundry. The primary bedroom includes a 3-piece ensuite and plenty of closet space, while the second bedroom is great for guests or hobbies. Southview Grand is packed with amenities: an indoor pool and hot tub, games room, party room, fitness room, workshop, car wash bay, library, guest suites, and a quiet outdoor courtyard. Condo fees are \$553/month and include all utilities, plus one underground parking stall and a separate storage unit. Situated in a prime location, you're just steps from shopping, restaurants, grocery stores, medical offices, banks, golf courses, and more. Whether you're looking to downsize or simplify, this well-cared-for unit offers comfort, convenience, and community.

Built in 1993

Essential Information

MLS® #

A2237268



Price	\$248,800
Bedrooms	2
Bathrooms	2.00
Full Baths	1
Half Baths	1
Square Footage	1,045
Acres	0.00
Year Built	1993
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

Community Information

Address	421, 3021 13 Avenue Se
Subdivision	Southview-Park Meadows
City	Medicine Hat
County	Medicine Hat
Province	Alberta
Postal Code	T1B4E2

Amenities

Amenities	Elevator(s), Fitness Center, Party Room, Spa/Hot Tub, Visitor Parking, Car Wash, Indoor Pool, Workshop
Parking Spaces	1
Parking	Stall, Underground

Interior

Interior Features	See Remarks
Appliances	Other
Heating	Baseboard
Cooling	Wall Unit(s)
# of Stories	4

Exterior

Exterior Features	None
Construction	Stucco

Additional Information

Date Listed	July 5th, 2025
Days on Market	2
Zoning	R-MD

Listing Details

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

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.