

\$529,000 - 3619 41 Avenue, Beaumont

MLS® #E4426644

\$529,000

4 Bedroom, 3.00 Bathroom, 1,701 sqft
Single Family on 0.00 Acres

Lakeview North, Beaumont, AB

Discover this stunning brand-new 4-bedroom, 3-bathroom home in the desirable community of Beaumont, featuring a separate entrance for a future legal basement suite! The main floor boasts a bright open-to-above living room with large windows, a modern kitchen with a spice kitchen, a main floor bedroom with a full bath, and a dining area overlooking the backyard. Upstairs, enjoy a spacious bonus room, a luxurious master suite with a 5-piece ensuite and walk-in closet, two additional bedrooms, another full bath, and the convenience of an upstairs laundry room. Complete with a double attached garage, this home is ideally located near major routes, transit, shopping, and restaurants—offering both luxury and convenience!

Built in 2024

Essential Information

| | |
|----------------|-----------|
| MLS® # | E4426644 |
| Price | \$529,000 |
| Bedrooms | 4 |
| Bathrooms | 3.00 |
| Full Baths | 3 |
| Square Footage | 1,701 |
| Acres | 0.00 |
| Year Built | 2024 |



| | |
|----------|---------------|
| Type | Single Family |
| Sub-Type | Half Duplex |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|----------------|
| Address | 3619 41 Avenue |
| Area | Beaumont |
| Subdivision | Lakeview North |
| City | Beaumont |
| County | ALBERTA |
| Province | AB |
| Postal Code | T4X 3B4 |

Amenities

| | |
|-----------|-------------------------------------|
| Amenities | See Remarks, 9 ft. Basement Ceiling |
| Parking | Double Garage Attached |

Interior

| | |
|-------------------|---|
| Interior Features | ensuite bathroom |
| Appliances | Garage Control, Garage Opener, Builder Appliance Credit |
| Heating | Forced Air-2, Natural Gas |
| Stories | 2 |
| Has Basement | Yes |
| Basement | Full, Unfinished |

Exterior

| | |
|-------------------|--|
| Exterior | Wood, Vinyl |
| Exterior Features | Airport Nearby, Flat Site, Playground Nearby, Schools, See Remarks |
| Roof | Asphalt Shingles |
| Construction | Wood, Vinyl |
| Foundation | Concrete Perimeter |

Additional Information

| | |
|----------------|------------------|
| Date Listed | March 20th, 2025 |
| Days on Market | 14 |
| Zoning | Zone 82 |

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