



## 3524 42 Ave Beaumont AB

\$499,000

Your Future Home Awaits in Beaumont! This beautiful 1,650-square-foot home spans two spacious floors, offering a flexible layout that lets you bring your dream living space to life. The main floor features an inviting open-concept kitchen and living area, connecting to a cozy dining nook—perfect for everyday gatherings and a main floor bedroom and full bathroom. Upstairs, you'll find 3 generously sized bedrooms, including a master suite with a walk-in closet and private ensuite, plus a bonus room ideal for a lounge or playroom. This home also offers additional unfinished basement space with 9-foot ceilings and a separate side entrance—ideal for future development of a secondary suite for rental income or extra living space. Enjoy outdoor living with a sizeable deck and a detached double garage offering ample storage, perfect for vehicles and additional space. Take advantage of the prime location in a sought-after neighbourhood, with schools, shopping, recreation centers, and playgrounds just minutes away.

Listing Presented By:



Originally Listed by:  
RE/MAX Excellence

[nutanrealestate1@gmail.com](mailto:nutanrealestate1@gmail.com)



**RE/MAX Real Estate**

129 Mountain Ash Drive ,  
Wetaskiwin, AB,

Phone: 780-361-9215  
[rsplant@telus.net](mailto:rsplant@telus.net)