



## Beaumont Alberta

\$537,900

Welcome to this beautifully maintained home on a quiet CUL-DE-SAC in desirable Beauridge. Backing onto Beaumont's EXTENSIVE TRAIL SYSTEM, this 4-BEDROOM, 3.5-BATH home offers over 1,850 SQ.FT. ABOVE GRADE on a rare 597 SQ.M PIE-SHAPED LOT. Surrounded by MATURE TREES with POND VIEWS and a WEST-FACING BACKYARD, this property offers privacy and outdoor living rarely found. Natural light fills the home through the SKYLIGHT, while the WOOD-BURNING FIREPLACE creates a warm and inviting atmosphere. The VAULTED UPPER FLEX ROOM is ideal for a home office, playroom, or potential 5TH BEDROOM. Recent updates include NEW CARPET on the STAIRS, SECOND LEVEL, and LOWER LEVEL BEDROOM, UPDATED BATHROOMS and LAUNDRY ROOM, NEW TOILETS, FAUCETS, HARDWARE, VINYL PLANK FLOORING, and a TILED ENSUITE SHOWER. Located close to SCHOOLS, PARKS, RECREATION, SHOPPING, and AMENITIES, this home offers an exceptional combination of LOCATION, LOT, VIEWS, SPACE, and UPDATES. (id:6769)

Bedroom 4 3.67 m X 2.76 m

Recreation room 5.69 m X 3.99 m

Laundry room 2.21 m X 1.96 m

Living room 4.54 m X 4.36 m

Dining room 2.96 m X 2.39 m

Kitchen 4.04 m X 3.11 m

Primary Bedroom 4.61 m X 3.21 m

Bedroom 2 4.36 m X 2.88 m

Bedroom 3 3.45 m X 2.94 m

Listing Presented By:



Originally Listed by:  
Exp Realty



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