



## Beaumont Alberta

\$514,800

Homes By Avi welcomes your family to the majestic enclave in beautiful Elan Beaumont w/this stunning 2-storey home. Features charming extended front veranda, landscaping & 22'x20' rear garage. LOVE where your LIVE surrounded by walking trails, tranquil ponds & community parks. Spectacular home features 4 bedrooms, 3 FULL baths (one bed/bath on main level, great for multigenerational living), upper-level family & laundry room, PLUS separate side entrance for future basement development. Numerous upgrades include, gas line to stove & BBQ, 9 ft ceiling height main/basement, 200 Amp, welcoming front foyer w/closet, back mud room, luxury vinyl plank flooring, plush carpet & quartz countertops throughout. Kitchen showcases abundance of cabinetry, centre island with sink, chimney hood fan, built-in microwave oven, tiled backsplash, pantry & generous appliance allowance. Owners' suite is accented with private 3-piece ensuite & WIC. 2 spacious jr rooms each & additional 4 pc bath. MOVE IN READY! DON'T MISS OUT!!! (id:6769)

Living room 3.94 m X 3.64 m

Dining room 3.23 m X 3.3 m

Kitchen 2.54 m X 3.95 m

Mud room Measurements not available

Family room 3.53 m X 3.33 m

Primary Bedroom 4.15 m X 3.4 m

Bedroom 2 2.83 m X 3.73 m

Bedroom 3 2.83 m X 3.91 m

Laundry room Measurements not available

Listing Presented By:



Originally Listed by:  
Real Broker



**RE/MAX River City**

13120 St Albert Trail NW,  
Edmonton, AB, T5L4P6

Phone: 780-982-1119  
ahmadsai@remax.net

The property information on this website is derived from the Canadian Real Estate Association's Data Distribution Facility (DDF®). DDF® references real estate listings held by various brokerage firms and franchisees. The accuracy of information is not guaranteed and should be independently verified. The trademarks REALTOR®, REALTORS® and the REALTOR® logo are controlled by The Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by CREA and identify the quality of services provided by real estate professionals who are members of CREA.