



## 3604 46 Avenue Beaumont AB

\$669,900

This stunning 2019-built home offers a perfect blend of modern style, comfort, and functionality, featuring 3 spacious bedrooms on the 2nd floor, a versatile main floor den, and an additional bedroom in the finished basement. With 4 bathrooms throughout, this home ensures convenience & privacy for everyone. The open-to-above great room creates an inviting atmosphere, while custom shelving throughout adds a touch of elegance & practicality. The chef-inspired kitchen boasts quartz countertops, gas stove, built-in oven, and stainless steel appliances. The 2nd floor laundry adds to the convenience of daily living, while the ensuite is a true retreat, complete with custom-tiled shower, double vanity sink, and a relaxing corner tub. Additional highlights include air conditioning for year-round comfort, a side entrance to the basement, and landscaping that's both beautiful and functional, featuring a deck, stamped patio, and gazebo - perfect for outdoor entertaining. FULLY FINISHED BASEMENT = HUGE VALUE!!!

Listing Presented By:



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