

# \$474,700 - 7143 52 Av, Beaumont

MLS® #E4457609

**\$474,700**

3 Bedroom, 3.00 Bathroom, 1,535 sqft

Single Family on 0.06 Acres

Elan, Beaumont, Alberta

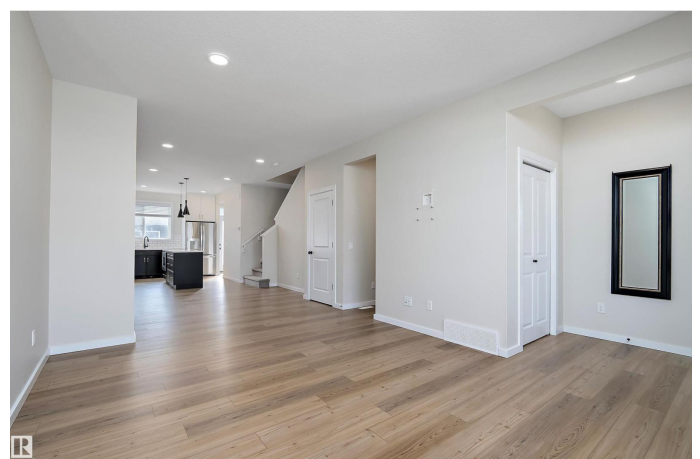
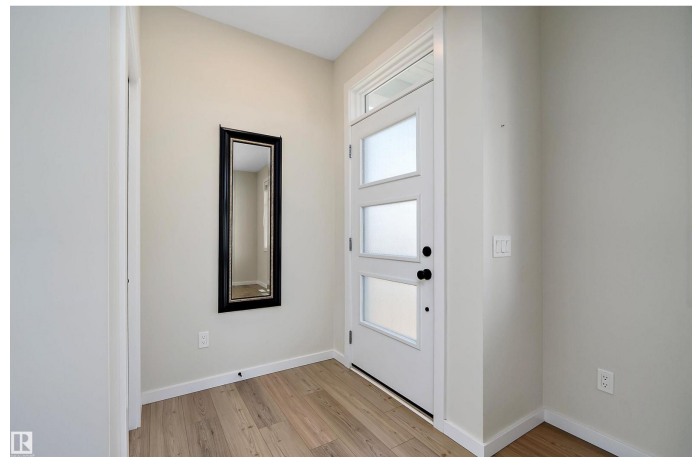
BETTER THAN NEW, this 1534 sq. ft. QUALITY BUILT HOMES BY AVI, 2 STOREY, is ready for IMMEDIATE POSSESSION. GREAT ROOM floor plan featuring VINYL PLANK flooring, contemporary WHITE CABINETRY with upgraded STAINLESS APPLIANCES, including a GAS STOVE (220 is in for electric) and WATER/ICE feature on the REFRIDGERATOR plus QUARTZ COUNTERS and modern BRASS ACCENTS. A 2 piece bath & handy mud room off the back door leads to the SUNNY SOUTH YARD and DOUBLE DETACHED GARAGE that is insulated & drywalled! Up to a SPACIOUS PRIMARY that has a WALK IN CLOSET & 3 PIECE BATH, 2 additional bedrooms, a 4 piece main bath & CONVENIENT 2ND. FLOOR LAUNDRY. The basement features a SEPARATE ENTRANCE from outside and is ready for future development. The yard features low maintenance landscape and a brand new fence on one side! ELAN is a lovely new area in West BEAUMONT featuring PARKS, PLAYGROUNDS, WALKING TRAILS and wonderful GATHERING SPACES for FAMILIES and FRIENDS! It is PERFECT! (id:6289)

Built in 2023

## Essential Information

Listing # E4457609

Price \$474,700



Bedrooms	3
Bathrooms	3.00
Half Baths	1
Square Footage	1,535
Acres	0.06
Year Built	2023
Type	Single Family
Sub-Type	Freehold

## Community Information

Address	7143 52 Av
Subdivision	Elan
City	Beaumont
Province	Alberta
Postal Code	T4X2Z8

## Amenities

Amenities	Golf Course, Playground, Public Transit, Schools, Shopping, Ceiling - 9ft
Features	Flat site, Closet Organizers
Parking Spaces	4
Parking	Detached Garage
# of Garages	1

## Interior

Appliances	Dishwasher, Garage door opener remote(s), Garage door opener, Hood Fan, Microwave, Refrigerator, Washer/Dryer Stack-Up, Gas stove(s), Window Coverings
Heating	Forced air
# of Stories	2

## Listing Details

Listing Office	RE/MAX Elite
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