

# \$499,900 - 3604 39 Av, Beaumont

MLS® #E4460552

**\$499,900**

4 Bedroom, 3.00 Bathroom, 1,817 sqft

Single Family

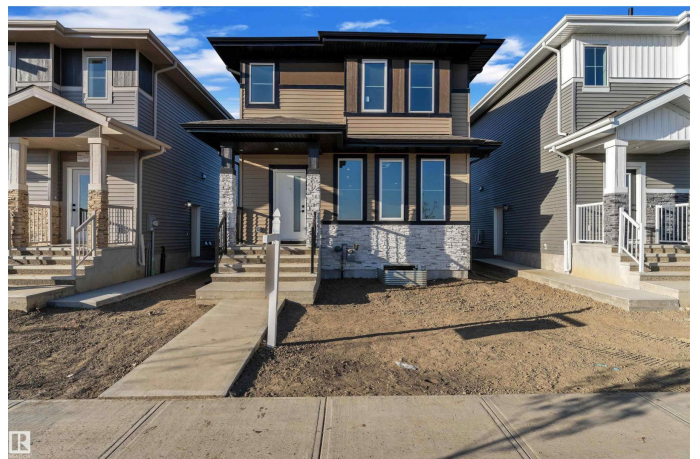
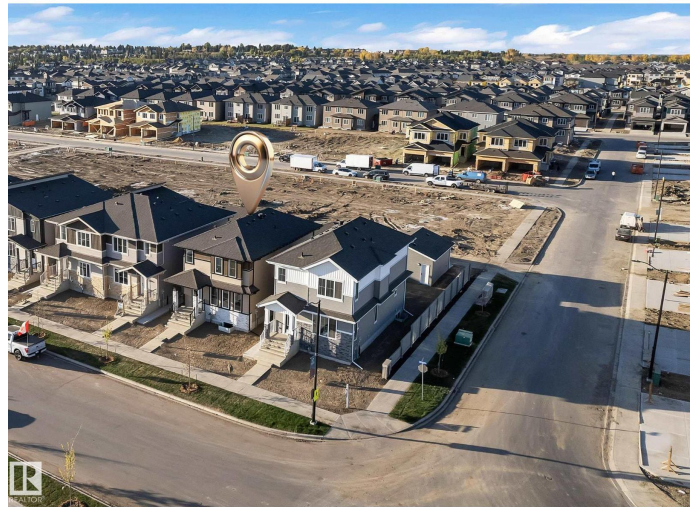
Azur, Beaumont, Alberta

**\*\*BEAUMONT\*\*24 POCKET\*\*REGULAR LOT\*\*FULLY UPGRADED\*\*SIDE ENTRY\*\***This charming home offers comfortable living across two well-designed floors,. The main floor presents an inviting living room with a cozy fireplace, perfect for family gatherings, alongside a functional kitchen with pantry, dining area, a bedroom, and a 4pc bathroom. Upstairs, you'll find a spacious primary bedroom complete with a walk-in closet and 5pc ensuite, two additional bedrooms, a second 4pc bathroom, and a versatile loft space that can serve as a family room or home office. The property's ideal location provides easy access to numerous amenities including parks, playgrounds, schools, and shopping plazas, making daily errands convenient while offering plenty of recreational opportunities for the whole family. This well-maintained home combines practical living spaces with a fantastic neighborhood setting, creating the perfect environment for comfortable family life in the desirable community of Beaumont. (id:6289)

Built in 2025

## Essential Information

Listing #	E4460552
Price	\$499,900
Bedrooms	4
Bathrooms	3.00



Square Footage	1,817
Year Built	2025
Type	Single Family
Sub-Type	Freehold

### Community Information

Address	3604 39 Av
Subdivision	Azur
City	Beaumont
Province	Alberta
Postal Code	T4X3H2

### Amenities

Amenities	Airport, Playground, Schools, Shopping
Features	See remarks
Parking	Detached Garage
# of Garages	1

### Interior

Appliances	See remarks
Heating	Forced air
Fireplace	Yes
Fireplaces	Electric
# of Stories	2

### Listing Details

Listing Office	Nationwide Realty Corp
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