

## \$696,000 - 3930 41 Avenue, Beaumont

MLS® #E4431764

**\$696,000**

3 Bedroom, 3.00 Bathroom, 2,570 sqft

Single Family on 0.00 Acres

Lakeview North, Beaumont, AB

Design an exceptional custom-built home with over 2,500 square feet of luxurious living space, featuring high-end finishes and a thoughtfully crafted layout. This stunning residence includes two striking open-to-below areas, an oversized garage, and a convenient side entrance to the basement, offering added future potential. The main floor is designed with functionality and elegance in mind, featuring a full bathroom and a versatile den, perfect for an office or guest room. The centerpiece of the home is a breathtaking kitchen, designed to impress with its thoughtful layout and premium finishes. A well-appointed spice kitchen adds practicality and ensures seamless culinary experiences. The upper level offers a serene retreat, with a grand primary suite featuring a spa-like 5-piece ensuite and a spacious walk-in closet. Two additional generously sized bedrooms, a versatile bonus room, and a conveniently located upstairs laundry room provide ultimate comfort and practicality for modern living.

Built in 2024

### Essential Information

MLS® # E4431764

Price \$696,000

Bedrooms 3



Bathrooms	3.00
Full Baths	3
Square Footage	2,570
Acres	0.00
Year Built	2024
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	3930 41 Avenue
Area	Beaumont
Subdivision	Lakeview North
City	Beaumont
County	ALBERTA
Province	AB
Postal Code	T6X 3B6

### Amenities

Amenities	Ceiling 9 ft., Hot Water Natural Gas, No Animal Home, No Smoking Home, See Remarks, Natural Gas BBQ Hookup, Natural Gas Stove Hookup
Parking	Double Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	See Remarks
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Stone Facing
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

### Exterior

Exterior	Wood, Brick, Vinyl
Exterior Features	Airport Nearby, Back Lane, Schools, See Remarks, Partially Fenced
Roof	Vinyl Shingles

Construction	Wood, Brick, Vinyl
Foundation	Concrete Perimeter

**Additional Information**

Date Listed	April 18th, 2025
Days on Market	3
Zoning	Zone 82

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED.Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on April 21st, 2025 at 12:32pm MDT