\$514,900 - 6013 49 Avenue, Beaumont

MLS® #E4442945

\$514,900

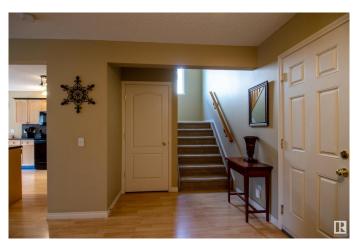
3 Bedroom, 2.50 Bathroom, 1,899 sqft Single Family on 0.00 Acres

Goudreau Terrace, Beaumont, AB

Immaculately maintained and located on a quiet cul-de-sac in Goudreau Terrace, this two-storey home offers 1,900 sq.ft. of above-ground space with excellent curb appeal and a beautifully landscaped yard. The main floor features a bright open layout with a spacious kitchen, corner pantry, ample cabinetry, and a large island. A cozy gas fireplace anchors the living area, creating a warm and inviting space. Upstairs, you'II find a massive vaulted bonus room, a generously sized primary bedroom with full ensuite, two additional bedrooms, and the convenience of upper-floor laundry. The basement is unfinished with two large windows and a bathroom rough-in, offering great potential for future development. Outside, enjoy a large deck and a meticulously kept yardâ€"private, peaceful, and perfect for relaxing or entertaining.







Built in 2006

Essential Information

MLS® #	E4442945
Price	\$514,900
Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1

Square Footage	1,899
Acres	0.00
Year Built	2006
Туре	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

Community Information

Address	6013 49 Avenue
Area	Beaumont
Subdivision	Goudreau Terrace
City	Beaumont
County	ALBERTA
Province	AB
Postal Code	T4X 1V3

Amenities

Amenities	Air Conditioner, Deck
Parking Spaces	4
Parking	Double Garage Attached

Interior

Interior Features Appliances	ensuite bathroom Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer	
Heating	Forced Air-1, Natural Gas	
Fireplaces	Glass Door, Mantel, Tile Surround	
Stories	2	
Has Basement	Yes	
Basement	Full, Unfinished	
Exterior		
Exterior	Wood, Brick, Vinyl	
Exterior Features	s Fenced, Flat Site, Landscaped, Schools, Shopping Nearby	
Roof	Asphalt Shingles	

Construction Wood, Brick, Vinyl

Foundation Concrete Perimeter

Additional Information

Date ListedJune 18th, 2025Days on Market7ZoningZone 82

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Listing information last updated on June 25th, 2025 at 7:17pm MDT