

## \$689,000 - 3930 41 Avenue, Beaumont

MLS® #E4444460

**\$689,000**

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® # E4444460

Price \$689,000

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    | June 26th, 2025 |
| Days on Market | 14              |
| Zoning         | Zone 82         |

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Listing information last updated on July 10th, 2025 at 7:17pm MDT