Courtesy Of Mark Barnes Of RE/MAX Elite

$617,500 - 7134 52 Avenue, Beaumont

MLS® #E4440233

$617,500
3 Bedroom, 2.50 Bathroom, 2,071 sqft
Single Family on 0.00 Acres

Elan, Beaumont, AB

Great family home with a WALKOUT BASEMENT & Open to Below floor plan- Built by Homes By Avi! This spacious 2070 sqft home offers 3 bedrooms + a main floor office (or den), 2.5 baths, an upper-level bonus room, laundry room. Prime location backing onto green-space that leads to parks, a basketball court & a pond. Step inside to an open-concept layout w/ tons of upgrades, luxury vinyl plank flooring, 9â€™ main floor ceilings, HRV system, black spindled railing flooded with natural light The chef inspired kitchen offers soft-close cabinets & drawers, quartz countertops, an island w/ an under-mount sink & a walk-in pantry. An electric fireplace & patio door off the dining area lead to the deck w/ a gas line, perfect for entertaining and enjoying those summer sunsets. The spa like primary retreat comes w a 5 pc ensuite, 2 secondary bedrooms, 4 pc bath, laundry & bonus room with open to below flow together finishing the upper level with the open to below floor plan! Fully landscaped, AC, Blinds all included!

Built in 2023

Essential Information

MLS® #	E4440233
Price	$617,500

Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	2,071
Acres	0.00
Year Built	2023
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

Community Information

Address	7134 52 Avenue
Area	Beaumont
Subdivision	Elan
City	Beaumont
County	ALBERTA
Province	AB
Postal Code	T4Z 2Z8

Amenities

Amenities	Ceiling 9 ft., Deck, Detectors Smoke, Exterior Walls- 2"x6", No Smoking Home, Smart/Program. Thermostat, Television Connection, Vaulted Ceiling, Vinyl Windows, Walkout Basement, HRV System
Parking Spaces	4
Parking	Double Garage Attached

Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, Oven-Microwave, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Mantel, Tile Surround
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior	Wood, Vinyl, Hardie Board Siding
Exterior Features	Airport Nearby, Backs Onto Park/Trees, Fenced, Golf Nearby, Landscaped, Picnic Area, Playground Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby, Stream/Pond
Roof	Asphalt Shingles
Construction	Wood, Vinyl, Hardie Board Siding
Foundation	Concrete Perimeter

Additional Information

Date Listed	June 4th, 2025
Days on Market	11
Zoning	Zone 82

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Listing information last updated on June 15th, 2025 at 3:02pm MDT