

\$529,900 - 3308 47 Street, Beaumont

MLS® #E4427194

\$529,900

3 Bedroom, 2.50 Bathroom, 1,466 sqft

Single Family on 0.00 Acres

Beau Val, Beaumont, AB

For more information, please click on "View Listing on Realtor Website". Beautiful home situated across from a lake in a quiet cul-de-sac in Beau-Val. 2 storey, attached double garage. Huge kitchen with 5 appliances included. Open concept home with a corner fireplace in the great room. This home has 3 bedrooms and 2.5 bathrooms. The master bedroom has an ensuite and a huge walk-in closet. The second bedroom has a walk-in closet, and the third bedroom could easily be used as a bonus/media room. The interior has linoleum and carpet, rounded corners on all walls, and a textured ceiling. Completing this home is a high efficiency furnace and hot water heater, full unfinished basement. Yard is fenced and landscaped.

Built in 2007

Essential Information

MLS® #	E4427194
Price	\$529,900
Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,466
Acres	0.00



Year Built	2007
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

Community Information

Address	3308 47 Street
Area	Beaumont
Subdivision	Beau Val
City	Beaumont
County	ALBERTA
Province	AB
Postal Code	T4X 0B8

Amenities

Amenities	Deck, Hot Wtr Tank-Energy Star, No Animal Home, No Smoking Home
Parking Spaces	4
Parking	Double Garage Attached

Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher - Energy Star, Dryer, Garage Opener, Hood Fan, Refrigerator, Refrigerator-Energy Star, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Corner
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior	Wood, Asphalt, Vinyl
Exterior Features	Cul-De-Sac, Golf Nearby, Playground Nearby, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Asphalt, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	March 24th, 2025
Days on Market	25
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 18th, 2025 at 8:17pm MDT