

Courtesy Of Vanessa N Landry Of Initia Real Estate

## **\$589,900 - 4705 66 Street, Beaumont**

MLS® #E4435740

**\$589,900**

3 Bedroom, 2.50 Bathroom, 1,960 sqft

Single Family on 0.00 Acres

Ruisseau, Beaumont, AB

Welcome to your dream home in the charming community of Ruisseau, Beaumont. This stunning property offers a unique layout with an office space on the main floor w/ barn door; great as an extra flex room. Featuring 3 spacious bedrooms, 2.5 luxurious bathrooms including a dual sink ensuite, and a bonus room for added flexibility & upper floor laundry rm. The heart of the home is the impressive stone facing fireplace that anchors the living area and creates a cozy ambiance. The gourmet kitchen with island is perfect for entertaining; kitchen features sparkling quartz and equipped w/ stainless steel appliances, ample counter space, and a dining area that opens up to the beautifully landscaped east facing backyard. Enjoy the convenience of a triple tandem heated garage, ideal for storing all your toys and cars. Stay cool in the summer months with central AC and spend your sunny mornings outside on the large patio space. This home is set up with a Levven bluetooth system and walking distance to the Rec Centre.

Built in 2019

### **Essential Information**

MLS® # E4435740

Price \$589,900



Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,960
Acres	0.00
Year Built	2019
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	4705 66 Street
Area	Beaumont
Subdivision	Ruisseau
City	Beaumont
County	ALBERTA
Province	AB
Postal Code	T4X 1Y5

### Amenities

Amenities	Air Conditioner, Ceiling 9 ft., Closet Organizers, Dog Run-Fenced In, Exterior Walls- 2"x6", Patio, Smart/Program. Thermostat, Vinyl Windows, HRV System
Parking Spaces	5
Parking	Double Garage Attached, Heated, Over Sized, Tandem, Triple Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Opener, Hood Fan, Oven-Microwave, Refrigerator, Stove-Electric, Washer, Curtains and Blinds, Garage Heater
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Stone Facing
Stories	2
Has Basement	Yes

Basement                      Full, Unfinished

**Exterior**

Exterior                      Wood, Stone, Vinyl  
Exterior Features      Fenced, Landscaped  
Roof                              Asphalt Shingles  
Construction              Wood, Stone, Vinyl  
Foundation                Concrete Perimeter

**Additional Information**

Date Listed                May 9th, 2025  
Days on Market        3  
Zoning                      Zone 82

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Listing information last updated on May 12th, 2025 at 6:32am MDT