

Courtesy Of Jeff D Jackson Of Bode

## \$524,900 - 7116 51 Avenue, Beaumont

MLS® #E4421634

**\$524,900**

3 Bedroom, 2.50 Bathroom, 1,716 sqft

Single Family on 0.00 Acres

Elan, Beaumont, AB

This stunning home boasts 10' high ceilings on the main level, creating an open and airy atmosphere, while the 9' foundation height adds to the spacious feel. The painted spindle railing on the main level enhances the elegant design, complemented by a knockdown ceiling texture for a modern touch. Designed for both convenience and future possibilities, the home includes a separate side entrance, a wet bar sink rough-in in the basement, and a solar panel electrical rough-in. An exterior gas line is ready for a future BBQ, making outdoor entertaining effortless. The kitchen is equipped with stainless steel appliances, quartz countertops, and high-end finishes that extend to the full bathrooms. The tile-to-ceiling feature in the standard ensuite shower adds a luxurious feel. Stylish and durable flooring includes Luxury Vinyl Plank throughout the main level, Luxury Vinyl Tile in full bathrooms and the laundry room, and carpet on the stairs and upper level for added comfort.

Built in 2025

### Essential Information

MLS® # E4421634

Price \$524,900

Bedrooms 3



Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,716
Acres	0.00
Year Built	2025
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### **Community Information**

Address	7116 51 Avenue
Area	Beaumont
Subdivision	Elan
City	Beaumont
County	ALBERTA
Province	AB
Postal Code	T4X 3E6

### **Amenities**

Amenities	Ceiling 9 ft., No Animal Home, No Smoking Home, See Remarks
Parking Spaces	2
Parking	Parking Pad Cement/Paved

### **Interior**

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Hood Fan, Refrigerator, Stove-Electric
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

### **Exterior**

Exterior	Wood, Vinyl
Exterior Features	Back Lane, Park/Reserve, Playground Nearby, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl

Foundation                      Concrete Perimeter

**Additional Information**

Date Listed                      February 14th, 2025

Days on Market                63

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 2:32pm MDT