

\$645,000 - 3601 42 Avenue, Beaumont

MLS® #E4462151

\$645,000

5 Bedroom, 3.00 Bathroom, 2,251 sqft

Single Family on 0.00 Acres

Triomphe Estates, Beaumont, AB

Brand new and beautiful sits this stunning 2storey with upgrades galore. This home has it all, 5 bedrooms, 3 bathrooms, SPICE KITCHEN, OPEN TO BELOW IN LIVING ROOM and SIDE SEPARATE ENTRANCE.

This home features beautiful luxury vinyl plank, upgraded plumbing, lighting and more. The functional layout offers a bedroom on the main level which can also be used as a den, a full bath, generous dining area, huge living room with fireplace and a breathtaking kitchen. The custom kitchen features soft close cabinets and quartz countertops. Not to forget, the kitchen also includes a spice kitchen that walks through to the mudroom. The upper level is where you will find the additional 4 bedrooms, 2 full bath, bonus room and laundry room. The primary bedroom is absolute stunning and includes its own walk-in closet and beautiful 5pc ensuite with his and her sinks. This home includes a double attached garage and comes with New Home Warranty. This is a must see.

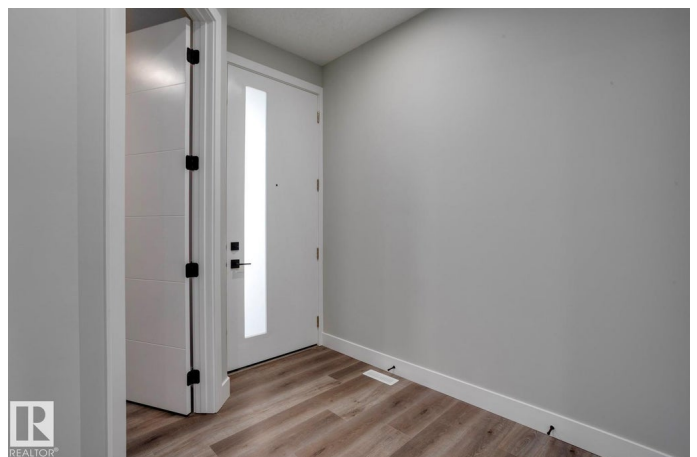
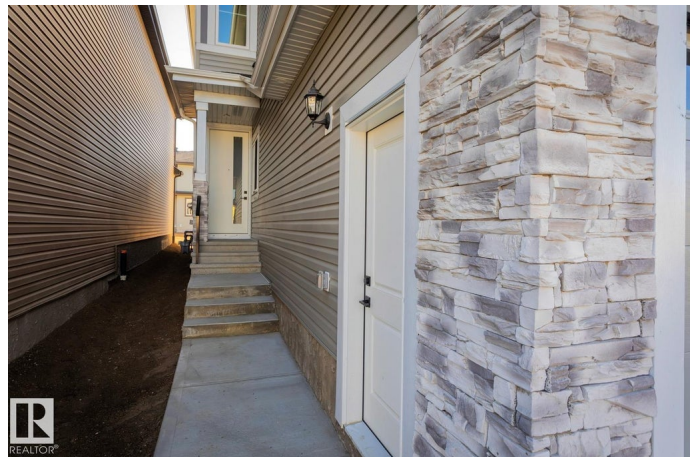
Built in 2025

Essential Information

MLS® # E4462151

Price \$645,000

Bedrooms 5



Bathrooms	3.00
Full Baths	3
Square Footage	2,251
Acres	0.00
Year Built	2025
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

Community Information

Address	3601 42 Avenue
Area	Beaumont
Subdivision	Triomphe Estates
City	Beaumont
County	ALBERTA
Province	AB
Postal Code	T4X 3G4

Amenities

Amenities	Deck
Parking	Double Garage Attached

Interior

Interior Features	ensuite bathroom
Appliances	Garage Opener, Hood Fan
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Direct Vent
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior	Wood, Stone, Vinyl
Exterior Features	Golf Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl

Foundation Concrete Perimeter

Additional Information

Date Listed October 15th, 2025

Days on Market 22

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 November 6th, 2025 at 7:47pm MST