# \$614,990 - 4204 38 Street, Beaumont

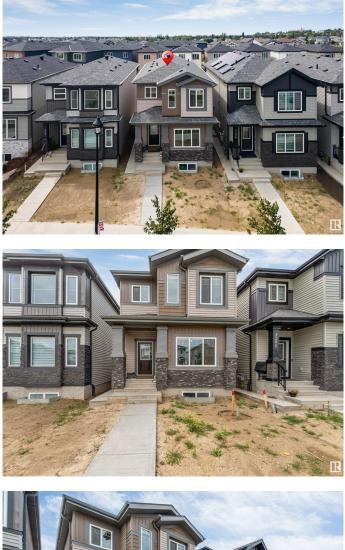
MLS® #E4447148

#### \$614,990

4 Bedroom, 3.00 Bathroom, 1,696 sqft Single Family on 0.00 Acres

Azur, Beaumont, AB

Welcome to this beautifully built 2024 single-family home in the sought-after Azur community of Beaumont! This modern 1700 sqft gem offers the perfect blend of style and functionality. Featuring a detached double garage, the home includes 4 bedrooms in total – with a full bedroom and bathroom on the main floor, perfect for guests or extended family. You'll also find a dedicated office space, ideal for working from home. The fully finished basement adds even more value with 2 additional bedrooms, offering plenty of space for growing families. Located in a brand-new, vibrant neighbourhood, this home is move-in ready and built with attention to detail. Don't miss your chance to be a part of Beaumont's newest, fast-growing community!



Built in 2024

#### **Essential Information**

MLS® #	E4447148
Price	\$614,990
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	1,696
Acres	0.00
Year Built	2024



Туре	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

# **Community Information**

Address	4204 38 Street
Area	Beaumont
Subdivision	Azur
City	Beaumont
County	ALBERTA
Province	AB
Postal Code	T4X 0C4

#### Amenities

Amenities	No Smoking Home
Parking	Double Garage Detached

## Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Oven-Built-In, Refrigerator, Stove-Gas, Washer, Curtains and Blinds
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Wall Mount
Stories	3
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Not Fenced, Not Landscaped
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

## **Additional Information**

Date Listed	July 11th, 2025
Zoning	Zone 82

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Listing information last updated on July 11th, 2025 at 1:17pm MDT