

\$394,900 - 3101 48 Street, Beaumont

MLS® #E4440737

\$394,900

2 Bedroom, 1.50 Bathroom, 786 sqft
Single Family on 0.00 Acres

Beau Val, Beaumont, AB

Looking for that perfect starter Home with plenty of upgrades. Wait no longer, with over 1500sqft of developed space, this unique floor plan will impress. The open concept is perfect for entertaining, with vaulted ceilings to make it feel even bigger. with and extensive Kitchen renovation for all of the chefs out there. 2 bedrooms and 2 bathrooms, a brand new deck in the cozy back yard. The primary bedroom on the lower level has plenty of room for a king sized bed and is just steps from the 4 piece bathroom. This price also includes a single attached garage and central Air Conditioning. Shingles were replaced in 2023.



Built in 2007

Essential Information

| | |
|----------------|------------------------|
| MLS® # | E4440737 |
| Price | \$394,900 |
| Bedrooms | 2 |
| Bathrooms | 1.50 |
| Full Baths | 1 |
| Half Baths | 1 |
| Square Footage | 786 |
| Acres | 0.00 |
| Year Built | 2007 |
| Type | Single Family |
| Sub-Type | Detached Single Family |

| | |
|--------|----------|
| Style | Bi-Level |
| Status | Active |

Community Information

| | |
|-------------|----------------|
| Address | 3101 48 Street |
| Area | Beaumont |
| Subdivision | Beau Val |
| City | Beaumont |
| County | ALBERTA |
| Province | AB |
| Postal Code | T4X 1V1 |

Amenities

| | |
|-----------|---|
| Amenities | Air Conditioner, Carbon Monoxide Detector |
| Parking | Single Garage Attached |

Interior

| | |
|------------|--|
| Appliances | Air Conditioning-Central, Dishwasher, Garage Opener, Refrigerator, Storage Shed, Stove-Gas, Washer, Window Coverings |
|------------|--|

| | |
|--------------|---------------------------|
| Heating | Forced Air-1, Natural Gas |
| Stories | 2 |
| Has Basement | Yes |
| Basement | Full, Finished |

Exterior

| | |
|-------------------|---|
| Exterior | Wood, Vinyl |
| Exterior Features | Airport Nearby, Fenced, Golf Course Nearby, Ski Hill Nearby |
| Roof | Asphalt Shingles |
| Construction | Wood, Vinyl |
| Foundation | Concrete Perimeter |

Additional Information

| | |
|----------------|----------------|
| Date Listed | June 5th, 2025 |
| Days on Market | 26 |
| 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 July 1st, 2025 at 8:02pm MDT