

## \$640,000 - 20 Lakevista Point(e), Beaumont

MLS® #E4437381

**\$640,000**

4 Bedroom, 3.50 Bathroom, 2,207 sqft

Single Family on 0.00 Acres

Beaumont Lakes, Beaumont, AB

Welcome to this beautifully upgraded 2,205 sq ft 2-storey in sought-after Beaumont Lakes! Nestled on a meticulously landscaped lot with abundant fruit trees, this home is walking distance to the park and serene Beaumont Lake. Step inside to a grand open-to-above foyer, hardwood floors, and elegant tile accents. The main floor includes a private den, spacious living room, and sunlit dining nook with access to the deck. The kitchen features quartz counters, tile backsplash, gas line for stove, and premium S/S appliances. Upstairs, you'll find 3 generous bedrooms, a bonus room, granite-accented 4-pc bath, and convenient laundry. The primary suite impresses with hardwood flooring, a luxurious 5-pc ensuite, walk-in closet, and private upper balcony. The finished basement includes an in-law suite with a 4th bedroom, full bath, rec room, and separate side entrance. Move-in ready and perfect for families seeking comfort, style, and flexibility!

Built in 2014

### Essential Information

MLS® #	E4437381
Price	\$640,000
Bedrooms	4
Bathrooms	3.50



Full Baths	3
Half Baths	1
Square Footage	2,207
Acres	0.00
Year Built	2014
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	20 Lakevista Point(e)
Area	Beaumont
Subdivision	Beaumont Lakes
City	Beaumont
County	ALBERTA
Province	AB
Postal Code	T4X 0J2

### Amenities

Amenities	Ceiling 10 ft., Deck, Detectors Smoke, Guest Suite, Hot Water Natural Gas, No Smoking Home, HRV System, Natural Gas BBQ Hookup, Rooftop Deck/Patio
Parking Spaces	4
Parking	Double Garage Attached, Front Drive Access, Heated, Insulated, Over Sized, Parking Pad Cement/Paved

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Garage Control, Stove-Electric, Washer, Refrigerators-Two, TV Wall Mount, Garage Heater
Heating	Forced Air-2, Natural Gas
Fireplace	Yes
Fireplaces	Insert
Stories	3
Has Suite	Yes
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Airport Nearby, Backs Onto Park/Trees, Cross Fenced, Cul-De-Sac, Fenced, Flat Site, Fruit Trees/Shrubs, Landscaped, Park/Reserve, Picnic Area, Playground Nearby, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

### **School Information**

Elementary	Beau Meadow
Middle	J.E Lapointe
High	Beaumont Composite

### **Additional Information**

Date Listed	May 20th, 2025
Days on Market	23
Zoning	Zone 82

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