

\$599,000 - 5810 49 Avenue, Beaumont

MLS® #E4436637

\$599,000

5 Bedroom, 3.00 Bathroom, 1,746 sqft

Single Family on 0.00 Acres

Brookside (Beaumont), Beaumont, AB

Pride of ownership shines in this well-maintained Bi-Level home offering over 3,250 sqft of total living space—room for the entire family! The functional layout features rich hardwood floors throughout the main level, with a formal living/dining area that flows nicely into the kitchen, complete with solid oak cabinetry & a spacious island. A sunken living room with vaulted ceilings is filled with natural light from numerous windows and skylights. The main level hosts 3 generously sized bedrooms, including a primary suite with a 4-pc ensuite featuring a separate tub & shower. The basement boasts 9-ft ceilings, large windows, 2 more spacious bedrooms, 3-pc bath, a large mudroom with separate garage access, another living area & potential for a sizable future office. Enjoy the irrigated 700 sqm pie-shaped lot, siding a walking path, an oversized 23x22 radiant heated garage, central A/C, newer vinyl windows throughout, fresh paint & updated plumbing! They don't make these lots like they used too!

Built in 1991

Essential Information

MLS® # E4436637

Price \$599,000

Bedrooms 5



| | |
|----------------|------------------------|
| Bathrooms | 3.00 |
| Full Baths | 3 |
| Square Footage | 1,746 |
| Acres | 0.00 |
| Year Built | 1991 |
| Type | Single Family |
| Sub-Type | Detached Single Family |
| Style | Bi-Level |
| Status | Active |

Community Information

| | |
|-------------|----------------------|
| Address | 5810 49 Avenue |
| Area | Beaumont |
| Subdivision | Brookside (Beaumont) |
| City | Beaumont |
| County | ALBERTA |
| Province | AB |
| Postal Code | T4X 1C2 |

Amenities

| | |
|-----------|--|
| Amenities | Air Conditioner, Deck, Vaulted Ceiling, Vinyl Windows, See Remarks, 9 ft. Basement Ceiling |
| Parking | Double Garage Attached, Over Sized |

Interior

| | |
|-------------------|--|
| Interior Features | ensuite bathroom |
| Appliances | Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings, Garage Heater |
| Heating | Forced Air-1, Natural Gas |
| Fireplace | Yes |
| Fireplaces | Tile Surround |
| Stories | 2 |
| Has Basement | Yes |
| Basement | Full, Finished |

Exterior

| | |
|-------------------|---|
| Exterior | Wood, Stucco |
| Exterior Features | Airport Nearby, Fenced, Flat Site, Golf Nearby, Landscaped, Level Land, |

| | |
|--------------|----------------------|
| | Schools, See Remarks |
| Roof | Asphalt Shingles |
| Construction | Wood, Stucco |
| Foundation | Concrete Perimeter |

Additional Information

| | |
|----------------|----------------|
| Date Listed | May 15th, 2025 |
| Days on Market | 32 |
| Zoning | Zone 82 |

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