

## \$284,900 - 54 5001 62 Street, Beaumont

MLS® #E4444937

**\$284,900**

3 Bedroom, 2.50 Bathroom, 1,279 sqft

Condo / Townhouse on 0.00 Acres

Eaglemont Heights, Beaumont, AB

Welcome to this bright and open home, featuring a spacious living room and kitchen complete with a cozy gas fireplace. This property offers three generously sized bedrooms, including Master Bedroom with a walk-in closet and private ensuite. An additional full bathroom and a convenient half bath on the main floor provide ample space for family and guests. Stylish laminate and vinyl plank flooring, neutral paint tones, and modern new light fixtures create a fresh and inviting atmosphere throughout. The unfinished basement offers excellent potential for future development. Enjoy the convenience of a single attached garage and the value of low condo fees. Located in a quiet, well-managed complex just a short drive to Edmonton, and close to schools, shopping, and all essential amenities.

Built in 2007

### Essential Information

MLS® #	E4444937
Price	\$284,900
Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,279



Acres	0.00
Year Built	2007
Type	Condo / Townhouse
Sub-Type	Townhouse
Style	2 Storey
Status	Active

### Community Information

Address	54 5001 62 Street
Area	Beaumont
Subdivision	Eaglemont Heights
City	Beaumont
County	ALBERTA
Province	AB
Postal Code	T4X 1T6

### Amenities

Amenities	Deck, Detectors Smoke
Parking Spaces	2
Parking	Single Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Hood Fan, Washer
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Low Maintenance Landscape, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby, See Remarks
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

### Additional Information

Date Listed	June 28th, 2025
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Days on Market	7
Zoning	Zone 82
Condo Fee	\$258

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