

\$539,900 - 94 Rue Monette, Beaumont

MLS® #E4431752

\$539,900

4 Bedroom, 3.50 Bathroom, 1,738 sqft

Single Family on 0.00 Acres

Montalet, Beaumont, AB

A Beaumont Beauty! This home has been tastefully renovated, from top to bottom. The home features all new: lights (interior and exterior), new paint, new vinyl plank throughout, newer bathroom vanities, new hardware, new baseboards & casing, new butcher-block kitchen counters, an oversized hex clad sink & new backsplash (All 2024/2025). The main floor is open-concept and floods sunlight from the large, west windows. The second floor features an airy and sunny bonus room, all spacious bedrooms, and beautiful bathrooms. The primary bedroom features a walk-in closet. The basement is fully finished with a bedroom, bathroom and recreation space. The private backyard is beautiful and comes planted with: Tiger-eye trees that turn to red, orange and yellow in the fall, a rose bush, cedar trees & cedar bushes with a rock garden from all over Canada. The intimate gazebo can stay. Walking distance to 3 schools and amenities. 15 minute drive to airport. Hot water tank (2022). Shingles (2025).

Built in 2004

Essential Information

MLS® # E4431752

Price \$539,900



| | |
|----------------|------------------------|
| Bedrooms | 4 |
| Bathrooms | 3.50 |
| Full Baths | 3 |
| Half Baths | 1 |
| Square Footage | 1,738 |
| Acres | 0.00 |
| Year Built | 2004 |
| Type | Single Family |
| Sub-Type | Detached Single Family |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|----------------|
| Address | 94 Rue Monette |
| Area | Beaumont |
| Subdivision | Montalet |
| City | Beaumont |
| County | ALBERTA |
| Province | AB |
| Postal Code | T4X 1T1 |

Amenities

| | |
|-----------|-----------------------------|
| Amenities | Deck, Gazebo, Parking-Extra |
| Parking | Double Garage Attached |

Interior

| | |
|-------------------|--|
| Interior Features | ensuite bathroom |
| Appliances | Dishwasher-Built-In, Dryer, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer |
| Heating | Forced Air-1, Natural Gas |
| Stories | 3 |
| Has Basement | Yes |
| Basement | Full, Finished |

Exterior

| | |
|-------------------|---|
| Exterior | Wood, Vinyl |
| Exterior Features | Fenced, Landscaped, Playground Nearby, Private Setting, Public Transportation, Schools, Shopping Nearby |
| Roof | Asphalt Shingles |

| | |
|--------------|--------------------|
| Construction | Wood, Vinyl |
| Foundation | Concrete Perimeter |

Additional Information

| | |
|----------------|------------------|
| Date Listed | April 18th, 2025 |
| Days on Market | 14 |
| Zoning | Zone 82 |

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