

# \$515,000 - 3704 41 Avenue, Beaumont

MLS® #E4459757

**\$515,000**

3 Bedroom, 3.00 Bathroom, 1,794 sqft  
Single Family on 0.00 Acres

Azur, Beaumont, AB

Step inside this lovely home featuring a double attached garage and a layout designed with both comfort and function in mind. The main floor offers a den and a full bath, making it perfect for guests or a home office. The kitchen comes fully equipped with appliances and connects to the dining area, which leads out to the deck for easy indoor-outdoor living. The open-to-below living room adds brightness and a spacious feel. Upstairs, the primary bedroom features a spacious 5-piece ensuite for your comfort. Two additional bedrooms share a convenient common bath, making it a great fit for a growing family.

Built in 2023

## Essential Information

MLS® #	E4459757
Price	\$515,000
Bedrooms	3
Bathrooms	3.00
Full Baths	3
Square Footage	1,794
Acres	0.00
Year Built	2023
Type	Single Family
Sub-Type	Half Duplex
Style	2 Storey



Status Active

### Community Information

Address 3704 41 Avenue  
Area Beaumont  
Subdivision Azur  
City Beaumont  
County ALBERTA  
Province AB  
Postal Code T4X 3B4

### Amenities

Amenities Deck  
Parking Double Garage Attached

### Interior

Interior Features ensuite bathroom  
Appliances Dishwasher-Built-In, Dryer, Hood Fan, Oven-Microwave, Refrigerator, Stove-Electric, Washer, Window Coverings  
Heating Forced Air-1, Natural Gas  
Stories 2  
Has Basement Yes  
Basement Full, Unfinished

### Exterior

Exterior Wood, Vinyl  
Exterior Features Airport Nearby, Landscaped, Schools, Shopping Nearby  
Roof Asphalt Shingles  
Construction Wood, Vinyl  
Foundation Concrete Perimeter

### Additional Information

Date Listed September 26th, 2025  
Days on Market 25  
Zoning Zone 82

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Listing information last updated on October 21st, 2025 at 2:32am MDT