

# \$469,800 - 5114 69 Street, Beaumont

MLS® #E4427453

**\$469,800**

3 Bedroom, 2.50 Bathroom, 1,442 sqft  
Single Family on 0.00 Acres

Elan, Beaumont, AB

Welcome to the Grafton 20, a beautifully crafted laned home offering both style and functionality. Designed with future potential in mind, this home features a separate side entry, perfect for basement suite or additional private access. A well appointed kitchen makes food prep easy and the open floor plan allows for entertaining and family gatherings. The 9' basement ceiling and glass railing are added bonuses. At 3beds and 2.5 baths, the Grafton 20 offers space for the whole family while upstairs laundry makes washing up effortless. UNDER CONSTRUCTION! \*photos are for representation only. Colors and finishing may vary\*

Built in 2025

## Essential Information

MLS® #	E4427453
Price	\$469,800
Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,442
Acres	0.00
Year Built	2025
Type	Single Family



Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	5114 69 Street
Area	Beaumont
Subdivision	Elan
City	Beaumont
County	ALBERTA
Province	AB
Postal Code	T4X 2Z3

### Amenities

Amenities	Deck, Front Porch, See Remarks, 9 ft. Basement Ceiling
Parking	Parking Pad Cement/Paved

### Interior

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

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Playground Nearby, Schools, See Remarks
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

### School Information

Elementary	École Bellevue School
Middle	École Dansereau Meadows
High	École Secondaire Beaumont

### Additional Information

Date Listed	March 25th, 2025
-------------	------------------

Days on Market 142

Zoning Zone 82

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED. Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on August 14th, 2025 at 3:17pm MDT