

\$649,900 - 6105 56 Avenue, Beaumont

MLS® #E4441805

\$649,900

4 Bedroom, 2.50 Bathroom, 2,798 sqft

Single Family on 0.00 Acres

Eaglemont Heights, Beaumont, AB

Welcome to this exceptional two-storey residence in Eaglemont Heights, ideally situated with direct access to a picturesque park and walking trail. The bright, open-concept main level features an upgraded kitchen with granite countertops, tile flooring, a center island with an eating bar, and a sun-filled dining nook leading to the spacious two-tiered rear deck. The inviting family room offers a cozy fireplace, perfect for relaxing evenings. Additional main floor highlights include a convenient laundry area, a private home office with elegant double glass doors, and a stylish 2-piece powder room. Upstairs, a generous bonus room provides an ideal space for movie nights or family gatherings. The second floor also hosts three bedrooms, including a primary suite complete with a raised 9x10 sitting area overlooking the park, a luxurious 5-piece en-suite featuring dual vanities, a jetted tub, and a walk-in closet, plus an additional 4-piece bathroom. GREAT FOR FIRST TIME HOME BUYER WITH BIG FAMILY.

Built in 2012

Essential Information

MLS® # E4441805

Price \$649,900



Bedrooms	4
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	2,798
Acres	0.00
Year Built	2012
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

Community Information

Address	6105 56 Avenue
Area	Beaumont
Subdivision	Eaglemont Heights
City	Beaumont
County	ALBERTA
Province	AB
Postal Code	T4X 0H3

Amenities

Amenities	Carbon Monoxide Detectors, Detectors Smoke
Parking	Triple Garage Attached

Interior

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

Exterior

Exterior	Wood, Stone, Vinyl
Exterior Features	Airport Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl

Foundation Concrete Perimeter

Additional Information

Date Listed June 11th, 2025

Days on Market 8

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 June 19th, 2025 at 9:17pm MDT