# \$614,000 - 119 Rideau Crescent, Beaumont

MLS® #E4438791

#### \$614,000

3 Bedroom, 3.50 Bathroom, 1,845 sqft Single Family on 0.00 Acres

Coloniale Estates (Beaumont), Beaumont, AB

Fantastic, 3 bedroom, 4 bathroom, fully finished home in Colonial Estates! Featuring an open concept floor plan, 9-foot ceilings, laminate flooring, triple pane windows, large kitchen with quartz counter-tops, island seating, walk-in pantry, gas range, upgraded soft close cabinets, under mount cabinet lighting and stainless steel appliances! The cozy living room has a stone, gas fireplace and a lovely view of the yard. Upstairs, an adorable reading nook, laundry room with custom built-in pedestals with cubbies, quartz countertop top and tons of room for storage. The primary bedroom has a massive walk-in closet plus a second closet and a spacious 4pc ensuite! 2 additional bedrooms upstairs are a good size with large closets! The newly, professionally finished basement offers a flex space, 3-piece bathroom, gym area (easily converted to 4th bedroom) and additional storage! The sunny west-facing yard is fully landscaped with a deck, privacy wall, and garden boxes. A/C and over-sized double garage!

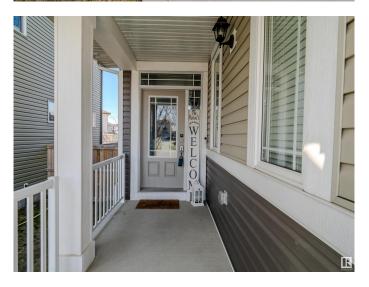
Built in 2016

# **Essential Information**

MLS® # E4438791 Price \$614,000







Bedrooms 3

Bathrooms 3.50

Full Baths 3

Half Baths 1

Square Footage 1,845

Acres 0.00

Year Built 2016

Type Single Family

Sub-Type Detached Single Family

Style 2 Storey

Status Active

# **Community Information**

Address 119 Rideau Crescent

Area Beaumont

Subdivision Coloniale Estates (Beaumont)

City Beaumont County ALBERTA

Province AB

Postal Code T4X 1Z6

#### **Amenities**

Amenities Air Conditioner, Ceiling 9 ft., Closet Organizers, Deck, Front Porch, Vinyl

Windows

Parking Spaces 4

Parking Double Garage Attached

## Interior

Interior Features ensuite bathroom

Appliances Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control,

Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Gas,

Vacuum System Attachments, Vacuum Systems, 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

Roof Asphalt Shingles

Construction Wood, Vinyl

Foundation Concrete Perimeter

## **Additional Information**

Date Listed May 27th, 2025

Days on Market 21

Zoning Zone 82

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