

\$585,000 - 31 Rue Montalet, Beaumont

MLS® #E4431035

\$585,000

3 Bedroom, 2.50 Bathroom, 2,389 sqft

Single Family on 0.00 Acres

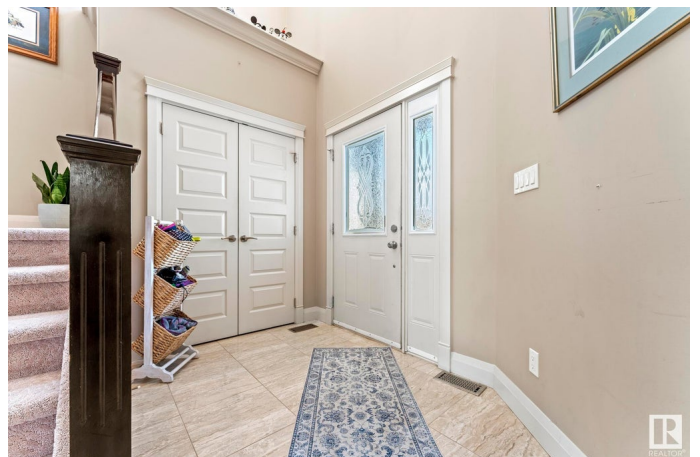
Montalet, Beaumont, AB

Located in the family-friendly community of Montalet in Beaumont, this 2,388 sq ft two-storey home, offers the ideal blend of space and functionality. The open-concept main floor features a spacious kitchen with a large island, stainless steel appliances, and ample counter space, flowing into bright living and dining areas with large south-facing windows. A private main floor office provides the perfect spot for working from home or managing family schedules. Upstairs, you'll find three generously sized bedrooms and a versatile bonus room—great for a play area, study zone, or movie nights. The primary suite includes a walk-in closet and a luxurious 5-piece ensuite. Step outside to a sunny south-facing deck and fully fenced yard, perfect for outdoor play and relaxing evenings. Set in a quiet area near parks, schools, and trails, this home is designed with family living in mind.

Built in 2013

Essential Information

| | |
|------------|-----------|
| MLS® # | E4431035 |
| Price | \$585,000 |
| Bedrooms | 3 |
| Bathrooms | 2.50 |
| Full Baths | 2 |



| | |
|----------------|------------------------|
| Half Baths | 1 |
| Square Footage | 2,389 |
| Acres | 0.00 |
| Year Built | 2013 |
| Type | Single Family |
| Sub-Type | Detached Single Family |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|-----------------|
| Address | 31 Rue Montalet |
| Area | Beaumont |
| Subdivision | Montalet |
| City | Beaumont |
| County | ALBERTA |
| Province | AB |
| Postal Code | T4X 1T2 |

Amenities

| | |
|-----------|---------------------------------|
| Amenities | No Animal Home, No Smoking Home |
| Parking | Double Garage Attached |

Interior

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

Exterior

| | |
|-------------------|--|
| Exterior | Wood, Stone, Vinyl |
| Exterior Features | Landscaped, Level Land, No Back Lane, Playground Nearby, Public Transportation, Schools, Shopping Nearby |
| Roof | Asphalt Shingles |
| Construction | Wood, Stone, Vinyl |
| Foundation | Concrete Perimeter |

Additional Information

Date Listed April 15th, 2025

Days on Market 16

Zoning Zone 82

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Listing information last updated on May 1st, 2025 at 11:18am MDT