

\$774,900 - 4406 58 Street, Beaumont

MLS® #E4431211

\$774,900

4 Bedroom, 3.50 Bathroom, 2,102 sqft

Single Family on 0.00 Acres

Brookside (Beaumont), Beaumont, AB

UNICORN ALERT! Offering 3075sqft of living space, this stunning walk-out 2 story has been professionally renovated with upgrades too numerous to list! It feels and smells like a new home on a "they don't make them like they used to" landscaped lot complete with 3 mature apple trees, backing a greenspace and pond! Brand new kitchen, appliances, all new luxury flooring including vinyl plank and high-end carpet with upgraded underlay (you'll feel the difference) new paint, 4 renovated bathrooms, designer lighting, hardware, in-floor heat system, upgrades to the heated, extremely oversized 31ft by 27ft garage that rivals most triples and has a floor drain, hot/cold taps, room for 2 large vehicles, +car lifts and work area. The roof, several windows, 2 hot water tanks and in-floor heat pump have been replaced. 4 bedrooms, huge flex space, loft/bonus area, mudroom, upstairs laundry, gorgeous finishes! This home has to be experienced to be truly appreciated! Exceptional Property!

Built in 2005

Essential Information

MLS® # E4431211

Price \$774,900

Bedrooms 4



| | |
|----------------|------------------------|
| Bathrooms | 3.50 |
| Full Baths | 3 |
| Half Baths | 1 |
| Square Footage | 2,102 |
| Acres | 0.00 |
| Year Built | 2005 |
| Type | Single Family |
| Sub-Type | Detached Single Family |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|----------------------|
| Address | 4406 58 Street |
| Area | Beaumont |
| Subdivision | Brookside (Beaumont) |
| City | Beaumont |
| County | ALBERTA |
| Province | AB |
| Postal Code | T4X 1R7 |

Amenities

| | |
|----------------|---|
| Amenities | Off Street Parking, On Street Parking, Ceiling 9 ft., Exterior Walls- 2"x6", Front Porch, No Animal Home, No Smoking Home, Parking-Extra, Patio, Smart/Program. Thermostat, Vinyl Windows, Walkout Basement, Wall Unit-Built-In, Natural Gas BBQ Hookup, 9 ft. Basement Ceiling |
| Parking Spaces | 6 |
| Parking | Double Garage Attached, Over Sized |

Interior

| | |
|-------------------|---|
| Interior Features | ensuite bathroom |
| Appliances | Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Electric, Vacuum System Attachments, Vacuum Systems, Washer, Window Coverings, Wine/Beverage Cooler, Garage Heater |
| Heating | Forced Air-1, In Floor Heat System, Natural Gas |
| Fireplace | Yes |
| Fireplaces | Tile Surround |
| Stories | 3 |
| Has Basement | Yes |

Basement Full, Finished

Exterior

Exterior Wood, Vinyl

Exterior Features Backs Onto Park/Trees, Fenced, Fruit Trees/Shrubs, Landscaped, Schools, Shopping Nearby, Stream/Pond

Roof Asphalt Shingles

Construction Wood, Vinyl

Foundation Concrete Perimeter

Additional Information

Date Listed April 16th, 2025

Days on Market 15

Zoning Zone 82

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