

# \$614,990 - 4204 38 Street, Beaumont

MLS® #E4447148

**\$614,990**

4 Bedroom, 3.00 Bathroom, 1,845 sqft  
Single Family on 0.00 Acres

Azur, Beaumont, AB

Welcome to this beautifully built 2024 single-family home in the sought-after Azur community of Beaumont! This modern 1846 sqft gem offers the perfect blend of style and functionality. Featuring a detached double garage, the home includes 4 bedrooms in total with a full bedroom and bathroom on the main floor, perfect for guests or extended family. Double car Detached garage. You will also find a dedicated office space, ideal for working from home. The fully LEGAL finished basement adds even more value with 2 additional bedrooms, offering plenty of space for growing families and for potential rental income. Located in a brand-new, vibrant neighbourhood, this home is move-in ready and built with attention to detail. Don't miss your chance to be a part of Beaumont's newest, fast-growing community!

Built in 2024

## Essential Information

MLS® #	E4447148
Price	\$614,990
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	1,845



Acres	0.00
Year Built	2024
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	4204 38 Street
Area	Beaumont
Subdivision	Azur
City	Beaumont
County	ALBERTA
Province	AB
Postal Code	T4X 0C4

### Amenities

Amenities	No Smoking Home
Parking	Double Garage Detached

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Oven-Built-In, Refrigerator, Stove-Gas, Washer, Curtains and Blinds
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Wall Mount
Stories	3
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Not Fenced, Not Landscaped
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

### Additional Information

Date Listed July 11th, 2025

Days on Market 7

Zoning Zone 82

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