

## \$419,900 - 89 Rue Monette, Beaumont

MLS® #E4438023

**\$419,900**

5 Bedroom, 3.50 Bathroom, 1,826 sqft

Condo / Townhouse on 0.00 Acres

Montalet, Beaumont, AB

A rare find is now for sale in Beaumont and "it's a beauty". This detached condominium gives you the best of both worlds with a large beautiful two story home completely detached with no common walls located in a complex so you also get the turn key lifestyle of a condo. This unique 1825sqft, 5 bdrm home comes with a double attached garage, open floorplan, 9' ceilings custom kitchen, upgraded countertops and plank flooring on the main. If you love kitchens get ready for your heart to skip a beat. This custom kitchen has tons of storage, waterfall counter tops and upgraded appliances. Upstairs the massive bonus room will definitely bring a smile to any buyer's face. 3 Large bedrooms including the master that has enough space for a full bedroom set and has a great master bath. Basement is fully finished with 2 additional bedrooms and a European 3 piece bath. Home shows with great pride of ownership and has been upgraded from toilets to insulation, all hardware in the home plus premium carpets.

Built in 2007

### Essential Information

MLS® # E4438023

Price \$419,900

Bedrooms 5



Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	1,826
Acres	0.00
Year Built	2007
Type	Condo / Townhouse
Sub-Type	Detached Condominium
Style	2 Storey
Status	Active

### Community Information

Address	89 Rue Monette
Area	Beaumont
Subdivision	Montalet
City	Beaumont
County	ALBERTA
Province	AB
Postal Code	T4X 1T7

### Amenities

Amenities	Ceiling 9 ft., Deck, No Animal Home, No Smoking Home, Parking-Visitor
Parking	Double Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-2, Natural Gas
Stories	3
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Stone, Stucco
Exterior Features	Golf Nearby, Landscaped, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Stone, Stucco
Foundation	Concrete Perimeter

**Additional Information**

Date Listed	May 21st, 2025
Days on Market	24
Zoning	Zone 82
Condo Fee	\$461

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 14th, 2025 at 8:32am MDT