

Courtesy Of Brandin Strasser Of Real Broker

\$580,000 - 7012 54 Avenue, Beaumont

MLS® #E4447047

\$580,000

3 Bedroom, 2.50 Bathroom, 2,067 sqft

Single Family on 0.00 Acres

Elan, Beaumont, AB

BETTER than brand new! This well-maintained Homes by Avi home built in 2023 offers the best of both worlds, turn-key without sacrificing that new-home feel. Located in the new community of Elan in West Beaumont this home is perfect for a growing family or empty nesters looking for a quaint getaway in a thriving quiet family-friendly community. Have kids or pets? The large park across the street provides a perfect place to hangout, relax & enjoy the sun or snow! Inside the home you are greeted with quality finishes and a sleek design that is modern and clean. Relax in the well sized living room while sun soaks your home, host a dinner party, or gather in the kitchen around your large island. Whether you're working from home or need some extra space for a playroom the den on the main floor is the perfect space. Upstairs you have 3 good sized bedrooms, a 5 piece ensuite for a relaxing getaway, and even more family space in your large bonus room. Quick Possession available.

Built in 2023

Essential Information

MLS® # E4447047

Price \$580,000

Bedrooms 3



Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	2,067
Acres	0.00
Year Built	2023
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

Community Information

Address	7012 54 Avenue
Area	Beaumont
Subdivision	Elan
City	Beaumont
County	ALBERTA
Province	AB
Postal Code	T4X 2Z9

Amenities

Amenities	On Street Parking, Ceiling 9 ft., No Smoking Home, See Remarks
Parking	Double Garage Detached

Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings, Curtains and Blinds
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Mantel
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior	Wood, Vinyl
Exterior Features	Back Lane, See Remarks
Roof	Asphalt Shingles

Construction	Wood, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	July 10th, 2025
Days on Market	22
Zoning	Zone 82

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 August 1st, 2025 at 6:32pm MDT