\$658,000 - 3006 Montrose Boulevard, Beaumont

MLS® #E4456057

\$658,000

5 Bedroom, 3.50 Bathroom, 2,443 sqft Single Family on 0.00 Acres

Montrose Estates, Beaumont, AB

Welcome to Montrose, a true jewel where pride of care shines in every detail. Offering just over 3,400 sq ft of total living space, this home has everything you could wish for. The main floor boasts 9' ceilings, 2 inviting living areas, and sun-filled windows that flood every room with natural light. The beautifully crafted kitchen features granite countertops, a hidden corner pantry for tidy storage, a breakfast bar for extra seating, and newer stainless steel fixtures. Cozy up by the gas fireplace in winter, and enjoy the convenience of main-floor laundry w/ a sink and bonus cupboards. Ascend the custom spiral staircase to a spacious bonus room w/ a custom accent wall and vaulted ceiling â€" perfect for hosting. Down the hall, find 4 bedrooms and a 4pc bath, including the private owner's suite w/ a 5pc bath, steam shower, jacuzzi tub, and walk-in closet. The fully finished basement has a bedroom, 4pc bath, 2nd kitchen & laundry â€" ideal for multi-generational living. Your next chapter awaits in Beaumont.

Built in 2007

Essential Information

MLS® # E4456057 Price \$658,000

Bedrooms 5







3.50 **Bathrooms** Full Baths

Half Baths 1

Square Footage 2,443 Acres 0.00 Year Built 2007

Type Single Family

Sub-Type **Detached Single Family**

3

Style 2 Storey Status Active

Community Information

3006 Montrose Boulevard Address

Area Beaumont

Subdivision Montrose Estates

City Beaumont County **ALBERTA**

Province AB

Postal Code T4X 0C1

Amenities

Amenities See Remarks

Parking Double Garage Attached

Interior

Interior Features ensuite bathroom

Appliances Dishwasher-Built-In, Garage Control, Garage Opener, Hood Fan,

> Window Coverings, Dryer-Two, Refrigerators-Two, Stoves-Two.

Washers-Two

Forced Air-1, Natural Gas Heating

Fireplace Yes

Fireplaces Mantel

3 **Stories**

Has Basement Yes

Full, Finished Basement

Exterior

Exterior Wood, Stucco

Exterior Features Fenced, Golf Nearby, Landscaped, Picnic Area, Playground Nearby,

Public Swimming Pool, Public Transportation, Schools, Shopping

Nearby

Roof Asphalt Shingles

Construction Wood, Stucco

Foundation Concrete Perimeter

Additional Information

Date Listed September 4th, 2025

Days on Market 61

Zoning Zone 82

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