



Full Baths	3
Square Footage	2,177
Acres	0.00
Year Built	2025
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### **Community Information**

Address	3904 41 Avenue
Area	Beaumont
Subdivision	Lakeview (Leduc County)
City	Beaumont
County	ALBERTA
Province	AB
Postal Code	T4X 3B5

### **Amenities**

Amenities	See Remarks
Parking Spaces	2
Parking	Double Garage Attached

### **Interior**

Interior Features	ensuite bathroom
Appliances	See Remarks
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Tile Surround
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

### **Exterior**

Exterior	Wood, Vinyl
Exterior Features	Flat Site, Park/Reserve, Playground Nearby, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

## School Information

Elementary	Calmar Elementary School
Middle	Calmar Secondary School
High	Leduc Composite Highschool

## Additional Information

Date Listed January 22nd, 2025

Days on Market 73

Zoning Zone 82

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Listing information last updated on April 5th, 2025 at 1:32pm MDT