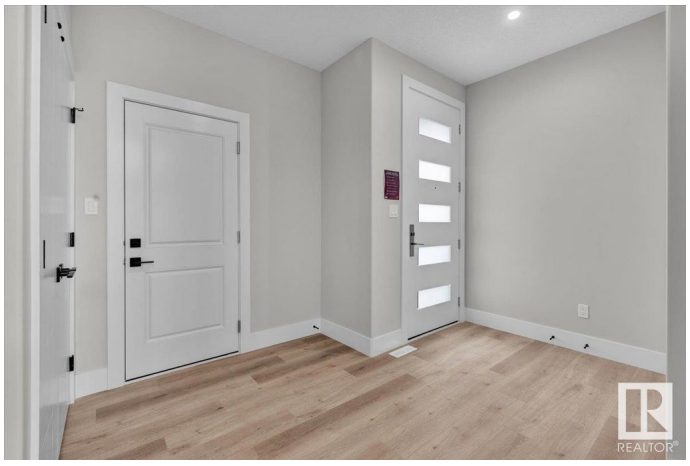
Courtesy Of Mani Bagga Of Royal Lepage Magna

$609,800 - 3906 41 Avenue, Beaumont

MLS® #E4443292

$609,800
3 Bedroom, 3.00 Bathroom, 2,052 sqft
Single Family on 0.00 Acres



Lakeview (Leduc County), Beaumont, AB

Welcome to the sought-after neighbourhood of Lakeview! This stunning future new build dream home awaits you w/ over 2,052+ sqft of luxurious living space above ground. This future home is a perfect blend of contemporary design & comfortable living. The main floor features a versatile den, perfect for a home office or guest room! The focal point of the living area is a sleek & modern electric fireplace to complement the open-concept layout. The kitchen features exquisite quartz countertops & modern cabinetry! The builder offers you a generous $5,500 appliance credit, allowing you to customize your culinary haven to your liking! The bonus room upstairs leads to a huge BONUS ROOM, 3 spacious bdrms & 2 full baths w/ the Primary bdrm featuring a 5-pc ensuite! Peace of mind is a priority w/ this new build coming w/ a new home warranty & refundable $2,500 landscaping deposit! The boundless potential of your unfinished basement awaits with plenty of options to upgrade! Interior photos are from a ShowHome.

Built in 2025

Essential Information

MLS® #	E4443292
Price	$609,800

Bedrooms	3
Bathrooms	3.00
Full Baths	3
Square Footage	2,052
Acres	0.00
Year Built	2025
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

Community Information

Address	3906 41 Avenue
Area	Beaumont
Subdivision	Lakeview (Leduc County)
City	Beaumont
County	ALBERTA
Province	AB
Postal Code	T4X 3B5

Amenities

Amenities	See Remarks
Parking Spaces	4
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, Public Transportation, 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	June 19th, 2025
Days on Market	95
Zoning	Zone 82

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Listing information last updated on September 22nd, 2025 at 5:02am MDT