

\$489,000 - 3905 36 Street, Beaumont

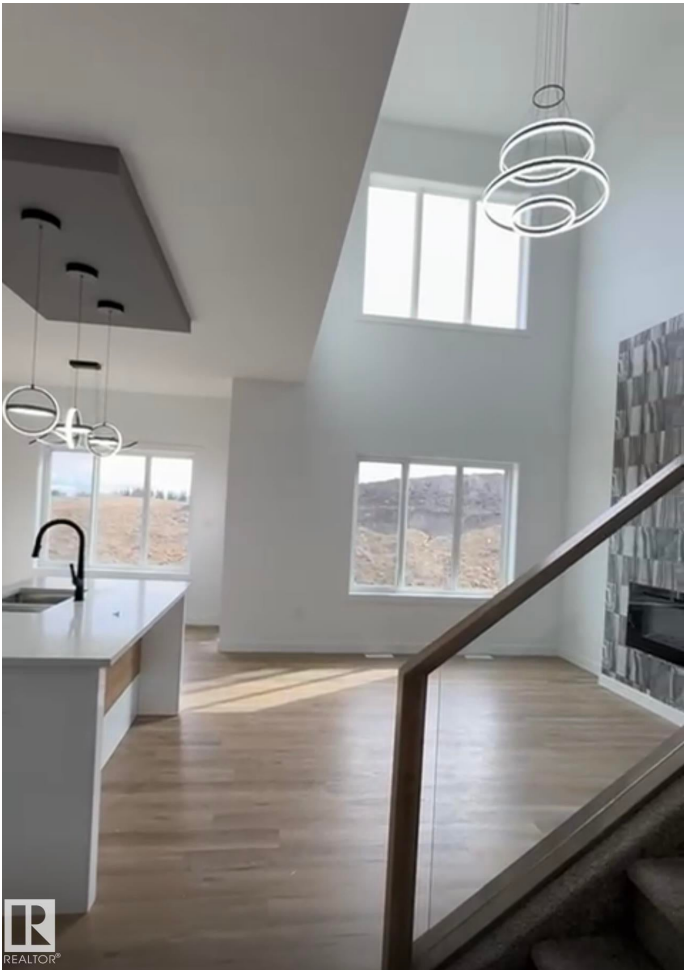
MLS® #E4462831

\$489,000

3 Bedroom, 3.00 Bathroom, 1,809 sqft
Single Family on 0.00 Acres

Azur, Beaumont, AB

GST REBATE APPLIES!! BRAND NEW HALF DUPLEX IN BEAUMONT – IMMEDIATE POSSESSION!! This beautifully designed 1809 SQ FT home offers a perfect mix of style and functionality. Features include an OPEN TO BELOW layout, MAIN FLOOR DEN & FULL BATH, CUSTOM FINISHINGS, Kitchen cabinets UP TO THE CEILING, modern VINYL FLOORING, GLASS RAILING, and a stylish FIREPLACE. The kitchen comes complete with QUARTZ COUNTERTOPS. Upstairs offers 3 BEDROOMS, 2 FULL WASHROOMS, and a spacious BONUS ROOM. The DOUBLE ATTACHED GARAGE and SEPARATE SIDE ENTRANCE make this home ideal for FUTURE BASEMENT DEVELOPMENT or an INCOME SUITE. Located steps from FUTURE SCHOOLS, PARKS & SHOPPING, this home is perfect for families, first-time buyers, or investors. Stylish, versatile, and full of potential!!



Built in 2025

Essential Information

MLS® #	E4462831
Price	\$489,000
Bedrooms	3
Bathrooms	3.00
Full Baths	3

Square Footage 1,809
Acres 0.00
Year Built 2025
Type Single Family
Sub-Type Half Duplex
Style 2 Storey
Status Active

Community Information

Address 3905 36 Street
Area Beaumont
Subdivision Azur
City Beaumont
County ALBERTA
Province AB
Postal Code T4X 3H2

Amenities

Amenities Ceiling 9 ft., 9 ft. Basement C
Parking Double Garage Attached

Interior

Interior Features ensuite bathroom
Appliances None
Heating Forced Air-1, Natural Gas
Fireplace Yes
Fireplaces Mantel
Stories 2
Has Basement Yes
Basement Full, Unfinished

Exterior

Exterior Wood, Vinyl
Exterior Features Park/Reserve, Schools, Shop
Roof Asphalt Shingles
Construction Wood, Vinyl
Foundation Concrete Perimeter

Additional Information



Date Listed	October 20th, 2025
Days on Market	14
Zoning	Zone 82

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Listing information last updated on November 3rd, 2025 at 6:02am MST