# \$950,000 - 89 Lakeland Crescent, Beaumont

MLS® #E4443668

#### \$950,000

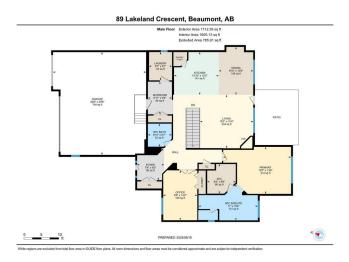
4 Bedroom, 3.00 Bathroom, 1,722 sqft Single Family on 0.00 Acres

Beaumont Lakes, Beaumont, AB

Welcome to this beautifully designed walkout bungalow triple car garage in Beaumontâ€" pond views ! With privacy come together effortlessly. Step inside to discover over 9-foot ceilings throughout, creating a sense of openness and natural flow. The main floor features rich hardwood flooring accented with tile, and large windows that flood the living space with natural light and provide picturesque views of the tranquil pond. At the heart of the home lies the beautiful kitchen and open-concept living areaâ€"ideal for entertaining or quiet evenings in. The spacious primary suite offers a Â 5-pcs ensuite complete with double sinks, a standalone soaker tub, private water closet, and separate tiled shower, & a generous walk-in closet. A second bedroom, elegant 3-pcs guest bath, and convenient main floor laundry complete the upper level. The fully finished walkout basement boasts an expansive family room, dedicated workout area, and two large bedrooms, each with walk in closet. A lovely 4pc bath







Built in 2014

#### **Essential Information**

MLS® #	E4443668
Price	\$950,000

Bedrooms	4	
Bathrooms	3.00	
Full Baths	3	
Square Footage	1,722	
Acres	0.00	
Year Built	2014	
Туре	Single Family	
Sub-Type	Detached Single Family	
Style	Bungalow	
Status	Active	
Community Information		

Address	89 Lakeland Crescent
Area	Beaumont
Subdivision	Beaumont Lakes
City	Beaumont
County	ALBERTA
Province	AB
Postal Code	T4X 0B5

## Amenities

Amenities	Air Conditioner, Ceiling 9 ft., Closet Organizers, Deck, Detectors Smoke, Front Porch, No Smoking Home, Walkout Basement, Natural Gas BBQ Hookup
Parking	Triple Garage Attached
Is Waterfront	Yes

## Interior

Interior Features	ensuite bathroom			
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Hood Fan,			
	Refrigerator, Storage Shed, Stove-Electric, Washer			
Heating	Forced Air-1, See Remarks, Natural Gas			
Stories	2			
Has Basement	Yes			
Basement	Full, Finished			

## Exterior

Exterior	Wood, Brick, Vinyl						
Exterior Features	Backs	Onto	Lake,	Cul-De-Sac,	Fenced,	Landscaped,	Playground

	Nearby, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Brick, Vinyl
Foundation	Concrete Perimeter

### **Additional Information**

Date Listed	June 21st, 2025
-------------	-----------------

- Days on Market 12
- 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 July 3rd, 2025 at 10:48am MDT