

Courtesy Of Christy M Cantera Of Real Broker

# \$669,900 - 5018 72 Street, Beaumont

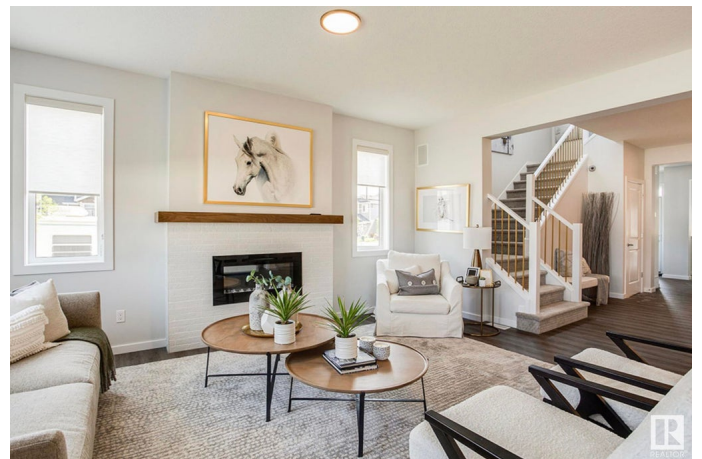
MLS® #E4441812

**\$669,900**

3 Bedroom, 2.50 Bathroom, 2,339 sqft  
Single Family on 0.00 Acres

Elan, Beaumont, AB

Homes By Avi welcomes your family to **â€˜RUE 72â€™** in beautiful Elan Beaumont. This new construction home will be ready for possession October 2025. Donâ€™t miss out on current promotion that includes \$5000 landscaping credit & blinds package. This spectacular home backs onto green space w/PARTIAL WALK-OUT & features rear elevated deck, 3 bdrms, 2.5 baths, upper-level family & laundry room, PLUS separate side entrance for future basement development. Numerous upgrades include, electric F/P, flex space (perfect for home office), gas line to stove & BBQ, 9 ft ceiling height main/basement, 200 Amp, welcoming foyer w/ closet, 2 pc powder room, luxury vinyl plank flooring & quartz countertops throughout. Kitchen showcases abundance of cabinetry, centre island w/built in microwave, chimney hood fan, tiled backsplash & corner pantry. Ownersâ€™ suite is accented with spa-like 5-piece ensuite showcasing dual sinks, soaker tub & glass shower. 2 spacious jr rooms & additional 4 pc bath. Your forever home awaits!! Welcome!!



Built in 2025

## Essential Information

MLS® #	E4441812
Price	\$669,900

Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	2,339
Acres	0.00
Year Built	2025
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	5018 72 Street
Area	Beaumont
Subdivision	Elan
City	Beaumont
County	ALBERTA
Province	AB
Postal Code	T4X 3E6

### Amenities

Amenities	Ceiling 9 ft., Deck, Detectors Smoke, Hot Water Electric, No Animal Home, No Smoking Home, Television Connection, Vinyl Windows, Walkout Basement, See Remarks, HRV System, Natural Gas BBQ Hookup, Natural Gas Stove Hookup, 9 ft. Basement Ceiling
Parking Spaces	4
Parking	Double Garage Attached, Front Drive Access

### Interior

Interior Features	ensuite bathroom
Appliances	Garage Control, Garage Opener, Hood Fan, Oven-Microwave, Builder Appliance Credit
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Insert, Mantel
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

## Exterior

Exterior	Wood, Vinyl
Exterior Features	Airport Nearby, Backs Onto Park/Trees, Golf Nearby, Not Fenced, Playground Nearby, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

## School Information

Elementary	Ecole Bellevue
Middle	Ecole Champs Vallee
High	Ecole Secondaire Beaumont

## Additional Information

Date Listed	June 11th, 2025
Days on Market	46
Zoning	Zone 82

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Listing information last updated on July 27th, 2025 at 9:17pm MDT