

## \$649,900 - 4601 4601 66 Street, Beaumont

MLS® #E4457418

### \$649,900

3 Bedroom, 2.50 Bathroom, 2,163 sqft

Single Family on 0.00 Acres

Ruisseau, Beaumont, AB

Located in the desirable community of Ruisseau, this completed Apparition 26' model offers 2,163 sq ft of modern living with a double front attached garage and a fully finished driveway. Thoughtfully designed, the home includes 3 bedrooms, 2.5 bathrooms, and open-concept living spaces that blend comfort with functionality. Unattached goods include fridge, range, dishwasher, canopy hood fan, built-in microwave, washer, dryer, and two garage transmitters. Window coverings are also included as installed.

Built in 2025

### Essential Information

|                |                        |
|----------------|------------------------|
| MLS® #         | E4457418               |
| Price          | \$649,900              |
| Bedrooms       | 3                      |
| Bathrooms      | 2.50                   |
| Full Baths     | 2                      |
| Half Baths     | 1                      |
| Square Footage | 2,163                  |
| Acres          | 0.00                   |
| Year Built     | 2025                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |



## Community Information

|             |                     |
|-------------|---------------------|
| Address     | 4601 4601 66 Street |
| Area        | Beaumont            |
| Subdivision | Ruisseau            |
| City        | Beaumont            |
| County      | ALBERTA             |
| Province    | AB                  |
| Postal Code | T4X 2X5             |

## 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        | Insert                    |
| Stories           | 2                         |
| Has Basement      | Yes                       |
| Basement          | Full, Unfinished          |

## Exterior

|                   |                                                                      |
|-------------------|----------------------------------------------------------------------|
| Exterior          | Wood, Stone, Vinyl                                                   |
| Exterior Features | Park/Reserve, Playground Nearby, Schools, Shopping Nearby, View Lake |
| Roof              | Asphalt Shingles                                                     |
| Construction      | Wood, Stone, Vinyl                                                   |
| Foundation        | Concrete Perimeter                                                   |

## Additional Information

|                |                      |
|----------------|----------------------|
| Date Listed    | September 12th, 2025 |
| Days on Market | 4                    |
| Zoning         | Zone 82              |

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