

## \$479,000 - 135 Rue Marquet, Beaumont

MLS® #E4459403

**\$479,000**

2 Bedroom, 2.50 Bathroom, 1,549 sqft

Single Family on 0.00 Acres

Montalet, Beaumont, AB

**BRAND NEW STAINLESS STEEL KITCHEN APPLIANCE PACKAGE IS INSTALLED!**

Discover this gorgeous fully renovated home located in the quiet Montalet neighbourhood in Beaumont. This bright and inviting 3-bedroom house features a modern kitchen with brand new stainless steel appliances, a huge island, ample cabinetry, a pantry, and extra storage. A dedicated laundry room adds convenience to your daily routine. The open-concept main floor boasts a generous dining area complete with a cozy fireplace and direct access to the deck, which includes a charming gazebo. Upstairs, you'll find three well-sized bedrooms, including a luxurious primary suite with a walk-in closet and a private ensuite. A spacious bonus room and an additional full bathroom complete the upper level. Recent upgrades include a new asphalt shingle roof and a new hot water tank, installed just 2 years ago—offering peace of mind and added value. Ideally located close to scenic pond, walking trails, shopping, and restaurants.

Built in 2007

### Essential Information

MLS® # E4459403

Price \$479,000

Bedrooms 2



|                |                        |
|----------------|------------------------|
| Bathrooms      | 2.50                   |
| Full Baths     | 2                      |
| Half Baths     | 1                      |
| Square Footage | 1,549                  |
| Acres          | 0.00                   |
| Year Built     | 2007                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                 |
|-------------|-----------------|
| Address     | 135 Rue Marquet |
| Area        | Beaumont        |
| Subdivision | Montalet        |
| City        | Beaumont        |
| County      | ALBERTA         |
| Province    | AB              |
| Postal Code | T4X 1W3         |

### Amenities

|           |                        |
|-----------|------------------------|
| Amenities | See Remarks            |
| Parking   | Double Garage Attached |

### Interior

|                   |                                                                                              |
|-------------------|----------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                             |
| Appliances        | Dishwasher-Built-In, Dryer, Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings |
| Heating           | Forced Air-1, Natural Gas                                                                    |
| Stories           | 2                                                                                            |
| Has Basement      | Yes                                                                                          |
| Basement          | Full, Unfinished                                                                             |

### Exterior

|                   |                                     |
|-------------------|-------------------------------------|
| Exterior          | Wood, Vinyl                         |
| Exterior Features | Fenced, Landscaped, Shopping Nearby |
| Roof              | Asphalt Shingles                    |
| Construction      | Wood, Vinyl                         |
| Foundation        | Concrete Perimeter                  |

**Additional Information**

|                |                      |
|----------------|----------------------|
| Date Listed    | September 25th, 2025 |
| Days on Market | 7                    |
| Zoning         | Zone 82              |

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Listing information last updated on October 2nd, 2025 at 8:02pm MDT