

## \$599,900 - 77 Lakewood Boulevard, Beaumont

MLS® #E4445598

**\$599,900**

4 Bedroom, 2.50 Bathroom, 2,537 sqft

Single Family on 0.00 Acres

Beaumont Lakes, Beaumont, AB

This 2,536 sq ft 2-storey home is perfectly situated on a large lot with a lake view! The main floor boasts a spacious living room with a cozy gas fireplace, bright windows, and an open dining area. The kitchen is equipped with a large island, raised breakfast bar, corner pantry, and ample cabinetry. A 2-pce powder room and a den/office complete the main level. Upstairs you'll find 4 generously sized bedrooms, including a spacious primary suite with hardwood flooring and a luxurious 5-pce ensuite. The upper floor also features a convenient laundry room. Gleaming hardwood floors flow throughout both the main and upper levels. A triple attached garage provides plenty of space for vehicles and storage. Located close to the elementary school and parks, this home offers comfort, space, and a rare lake view—ideal for families seeking it all!

Built in 2006

### Essential Information

MLS® #	E4445598
Price	\$599,900
Bedrooms	4
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	2,537



Acres	0.00
Year Built	2006
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### **Community Information**

Address	77 Lakewood Boulevard
Area	Beaumont
Subdivision	Beaumont Lakes
City	Beaumont
County	ALBERTA
Province	AB
Postal Code	T4X 0B5

### **Amenities**

Amenities	Deck
Parking Spaces	6
Parking	Triple Garage Attached

### **Interior**

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Mantel
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

### **Exterior**

Exterior	Wood, Brick, Vinyl
Exterior Features	Fenced, Fruit Trees/Shrubs, Landscaped, View Lake
Roof	Asphalt Shingles
Construction	Wood, Brick, Vinyl
Foundation	Slab

**Additional Information**

Date Listed                July 3rd, 2025  
Days on Market        76  
Zoning                    Zone 82

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