

## **\$574,900 - 5218 Cercle Ciel Crescent, Beaumont**

MLS® #E4433030

**\$574,900**

5 Bedroom, 3.50 Bathroom, 1,829 sqft

Single Family on 0.00 Acres

Place Chaleureuse, Beaumont, AB

WOW! FABULOUS, FULLY DEVELOPED, 2 STOREY in PLACE CHALEREUSE one of Beaumont's most sought after neighborhoods with easy access to SCHOOLS, PARKS & SHOPPING! This lovely 1828 sq.ft. home features a VERANDAH overlooking the front yard, an amazing FRONT DOOR with sidelights that leads into the foyer, a great MAIN FLOOR DEN with FRENCH DOORS & WOOD ACCENT WALL & 2 pc. bath. Enter the SUNNY GREAT ROOM with 2 STOREY VAULTED CEILINGS, a DINING ROOM with ACCESS TO THE DECK & BEAUTIFUL BIG YARD plus the MAPLE KITCHEN with updated STAINLESS APPLIANCES, a PANTRY, 9' CEILINGS & HARDWOOD FLOORS THROUGHOUT. Check out the handy LAUNDRY ROOM with NEW WASHER & DRYER (2025) plus access to the FINISHED & HEATED GARAGE! Up the staircase to 2 spacious bedrooms, a 4pc. main bath & lovely PRIMARY WITH ENSUITE & WI CLOSET! The basement offers EXTRA LARGE WINDOWS providing lots of NATURAL LIGHT, 2 beds, a 3 pc. bathroom plus a SUPER FAMILY ROOM. CENTRAL AIR, HARDIE BOARD EXTERIOR, SHED, BI VACUUM, BLINDS, UPGRADED CARPETS & MORE!

Built in 2006



## Essential Information

MLS® #	E4433030
Price	\$574,900
Bedrooms	5
Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	1,829
Acres	0.00
Year Built	2006
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

## Community Information

Address	5218 Cercle Ciel Crescent
Area	Beaumont
Subdivision	Place Chaleureuse
City	Beaumont
County	ALBERTA
Province	AB
Postal Code	T4X 1W5

## Amenities

Amenities	Air Conditioner, Closet Organizers, Deck, Front Porch, Vaulted Ceiling
Parking Spaces	4
Parking	Double Garage Attached

## Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, Refrigerator, Storage Shed, Stove-Gas, Vacuum System Attachments, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Mantel, Tile Surround
Stories	3
Has Basement	Yes

Basement                      Full, Finished

**Exterior**

Exterior                      Wood, Fiber Cement, Stone

Exterior Features      Fenced, Golf Nearby, Landscaped, Low Maintenance Landscape, Playground Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby

Lot Description            16.5x33.5

Roof                          Asphalt Shingles

Construction              Wood, Fiber Cement, Stone

Foundation                Concrete Perimeter

**School Information**

Elementary                Ecole Champs Vallee School

Middle                      Ecole Champs Vallee School

High                         Beaumont Composite HS

**Additional Information**

Date Listed                April 25th, 2025

Days on Market          9

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 May 4th, 2025 at 12:02am MDT