

\$499,900 - 8 Cote Close, Beaumont

MLS® #E4457946

\$499,900

4 Bedroom, 3.50 Bathroom, 1,649 sqft

Single Family on 0.00 Acres

Citadel Ridge, Beaumont, AB

Located in Citadel Ridge this lovely two storey home is waiting for it's next owner. Providing 4 bedrooms, 3 and half bathrooms, recreation room and plenty of storage in the basement. The main floor has a spacious foyer to greet your family and friends. Open concept dining and living area with access to the back deck and summer fun in the yard. Very functional kitchen with plenty of counter and cupboard space and pantry. Main floor laundry and powder room finish off the main level. The upstairs consists of an enormous primary with walk in closet and 4 piece ensuite. Two additional generously sized bedrooms with plenty of closet space and a 4 piece bath. Every room upstairs seems oversized, something not seen very often. The fully finished basement contains the rec room, 4th bedroom and 4 piece bath. The recent upgrades are a new roof, central air conditioning.

Built in 2004

Essential Information

| | |
|------------|-----------|
| MLS® # | E4457946 |
| Price | \$499,900 |
| Bedrooms | 4 |
| Bathrooms | 3.50 |
| Full Baths | 3 |



| | |
|----------------|------------------------|
| Half Baths | 1 |
| Square Footage | 1,649 |
| Acres | 0.00 |
| Year Built | 2004 |
| Type | Single Family |
| Sub-Type | Detached Single Family |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|---------------|
| Address | 8 Cote Close |
| Area | Beaumont |
| Subdivision | Citadel Ridge |
| City | Beaumont |
| County | ALBERTA |
| Province | AB |
| Postal Code | T4X 1R8 |

Amenities

| | |
|----------------|--|
| Amenities | Air Conditioner, Deck, Detectors Smoke |
| 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, Oven-Microwave, Refrigerator, Storage Shed, Stove-Electric, Washer, Window Coverings |
| Heating | Forced Air-1, Natural Gas |
| Stories | 3 |
| Has Basement | Yes |
| Basement | Full, Finished |

Exterior

| | |
|-------------------|--|
| Exterior | Wood, Stone, Vinyl |
| Exterior Features | Airport Nearby, Fenced, Golf Nearby, Landscaped, Playground Nearby, Schools, Shopping Nearby |
| Roof | Asphalt Shingles |
| Construction | Wood, Stone, Vinyl |

Foundation Concrete Perimeter

Additional Information

Date Listed September 16th, 2025

Zoning Zone 82

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