

# \$950,000 - 89 Lakeland Crescent, Beaumont

MLS® #E4443668

**\$950,000**

4 Bedroom, 3.00 Bathroom, 1,722 sqft  
Single Family on 0.00 Acres

Beaumont Lakes, Beaumont, AB

Welcome to this beautifully designed walkout bungalow triple car garage in Beaumontâ€™ pond views ! With privacy come together effortlessly. Step inside to discover over 9-foot ceilings throughout, creating a sense of openness and natural flow. The main floor features rich hardwood flooring accented with tile, and large windows that flood the living space with natural light and provide picturesque views of the tranquil pond. At the heart of the home lies the beautiful kitchen and open-concept living areaâ€™ideal for entertaining or quiet evenings in. The spacious primary suite offers a 5-pcs ensuite complete with double sinks, a standalone soaker tub, private water closet, and separate tiled shower, & a generous walk-in closet. A second bedroom, elegant 3-pcs guest bath, and convenient main floor laundry complete the upper level. The fully finished walkout basement boasts an expansive family room, dedicated workout area, and two large bedrooms, each with walk in closet. A lovely 4pc bath



Built in 2014

## Essential Information

MLS® # E4443668  
Price \$950,000

Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	1,722
Acres	0.00
Year Built	2014
Type	Single Family
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

### Community Information

Address	89 Lakeland Crescent
Area	Beaumont
Subdivision	Beaumont Lakes
City	Beaumont
County	ALBERTA
Province	AB
Postal Code	T4X 0B5

### Amenities

Amenities	Air Conditioner, Ceiling 9 ft., Closet Organizers, Deck, Detectors Smoke, Front Porch, No Smoking Home, Walkout Basement, Natural Gas BBQ Hookup
Parking	Triple Garage Attached
Is Waterfront	Yes

### Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Hood Fan, Refrigerator, Storage Shed, Stove-Electric, Washer
Heating	Forced Air-1, See Remarks, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Brick, Vinyl
Exterior Features	Backs Onto Lake, Cul-De-Sac, Fenced, Landscaped, Playground

Nearby, Schools, Shopping Nearby

Roof	Asphalt Shingles
Construction	Wood, Brick, Vinyl
Foundation	Concrete Perimeter

### Additional Information

Date Listed	June 21st, 2025
Days on Market	13
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 July 4th, 2025 at 12:48pm MDT