

\$309,000 - 46 5102 30 Avenue, Beaumont

MLS® #E4436638

\$309,000

2 Bedroom, 2.50 Bathroom, 1,403 sqft

Condo / Townhouse on 0.00 Acres

Place Chaleureuse, Beaumont, AB

Welcome to this beautifully updated, air-conditioned townhouse in Beaumontâ€™s sought-after Place Chaleureuseâ€”offering the perfect blend of comfort, style, and versatility. With over 1,400 sq. ft. of bright, open living space, this home features two generous primary bedrooms, each with walk-in closets and private ensuitesâ€”ideal for guests, teens, or a home office setup. The main floor boasts newer appliances, upgraded vinyl plank flooring, and modern countertops in a thoughtfully designed open-concept layout. Large windows fill the space with natural light, highlighting the contemporary finishes throughout. Stay cool in the summer with central AC, and enjoy the convenience of a double tandem garage offering plenty of extra storage. Close to schools, trails, and shopping, this move-in ready, is perfect for any stage of life!

Built in 2006

Essential Information

MLS® #	E4436638
Price	\$309,000
Bedrooms	2
Bathrooms	2.50
Full Baths	2
Half Baths	1



Square Footage	1,403
Acres	0.00
Year Built	2006
Type	Condo / Townhouse
Sub-Type	Townhouse
Style	2 Storey
Status	Active

Community Information

Address	46 5102 30 Avenue
Area	Beaumont
Subdivision	Place Chaleureuse
City	Beaumont
County	ALBERTA
Province	AB
Postal Code	T4X 0A9

Amenities

Amenities	Air Conditioner, Deck
Parking	Single Garage Attached, Tandem

Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Microwave Hood Fan, Refrigerator, Stove-Electric, Vacuum System Attachments, Vacuum Systems, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Stories	3
Has Basement	Yes
Basement	Full, See Remarks

Exterior

Exterior	Wood, Vinyl
Exterior Features	Airport Nearby, Backs Onto Park/Trees, Playground Nearby, Schools, Shopping Nearby, Ski Hill Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	May 15th, 2025
Days on Market	35
Zoning	Zone 82
Condo Fee	\$392

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