

Courtesy Of Ray Elwenni Of Royal LePage Arteam Realty

# \$629,900 - 3612 Triomphe Boulevard, Beaumont

MLS® #E4457533

**\$629,900**

4 Bedroom, 3.00 Bathroom, 2,172 sqft  
Single Family on 0.00 Acres

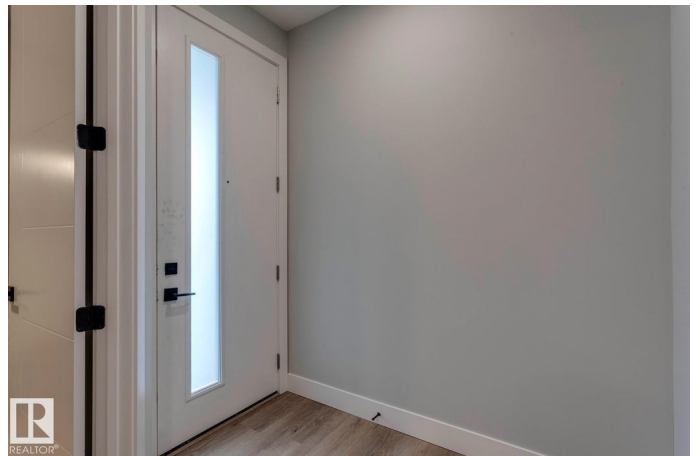
Triomphe Estates, Beaumont, AB

Welcome to this beautiful 4 bedroom, 3 bathroom home that includes a SPICE KITCHEN, OPEN TO ABOVE IN LIVING ROOM, SIDE SEPARATE ENTRANCE and STAINLESS STEEL APPLIANCES. This home features beautiful luxury vinyl plank, upgraded plumbing and lighting and more. The functional layout offers a bedroom on the main level which can also be used as a den, a full bath, generous dining area, huge living room with fireplace and a breathtaking kitchen. The custom kitchen features soft close cabinets, quartz countertops and fully equipped with stainless steel appliances. Not to forget, the kitchen also includes a spice kitchen that walks through to the mudroom. The upper level is where you will find the additional 3 bedrooms, 2 full bath, bonus room and laundry. The primary bedroom is absolute stunning and includes its own walk-in closet and beautiful 5pc ensuite with his and her sinks.

Built in 2024

## Essential Information

MLS® #	E4457533
Price	\$629,900
Bedrooms	4
Bathrooms	3.00



Full Baths	3
Square Footage	2,172
Acres	0.00
Year Built	2024
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### **Community Information**

Address	3612 Triomphe Boulevard
Area	Beaumont
Subdivision	Triomphe Estates
City	Beaumont
County	ALBERTA
Province	AB
Postal Code	T4X 3A7

### **Amenities**

Amenities	Deck
Parking	Double Garage Attached

### **Interior**

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Hood Fan, Oven-Built-In, Refrigerator, Stove-Countertop Electric, Washer
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Direct Vent
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

### **Exterior**

Exterior	Wood, Stone, Vinyl
Exterior Features	Public Swimming Pool, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl

Foundation Concrete Perimeter

### **Additional Information**

Date Listed September 12th, 2025

Days on Market 43

Zoning Zone 82

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Listing information last updated on October 25th, 2025 at 1:02am MDT