

Courtesy Of Kathy Sobh Of MaxWell Polaris

## \$480,000 - 10735 Beaumaris Road, Edmonton

MLS® #E4449877

**\$480,000**

4 Bedroom, 3.00 Bathroom, 1,418 sqft

Single Family on 0.00 Acres

Beaumaris, Edmonton, AB

Located in the Heart Of Beaumaris Across The Street From Parks & Schools, This Home Awaits Its New Family! Beautifully Upgraded 4 Level Split Home With Front Attached Garage has 4 Bedrooms, 3 Baths , ! This Freshly Painted Bright & Airy Home Greetes You With Gorgeous Vaulted Ceilings, Luxury Vinyl Plank Flooring & A Living Room/Dining Room Combination. Around The Corner, The Eat-Kitchen Showcases Ample Cabinetry, Picturesque Windows, & Brand New Upgraded S.S. Appliances. Upstairs Consists Of The Primary Bedroom With walk in Closet & 3 Pc Ensuite & 2 More Large Bedrooms Sharing The 3PC Bathroom. The Family room Level Boasts A Gas Fireplace In The Enormous Family Room, Along With The 4th Bedroom & 3 Pc Bathroom. Need More Room? No Worries! Step Down Into The Fully Finished Basement Featuring A Huge Rec Room, and New Washer/Dryer & New HWT. . Close to Shopping, Schools and transportation this home is a must see !

Built in 1987

### Essential Information

MLS® # E4449877

Price \$480,000

Bedrooms 4



|                |                        |
|----------------|------------------------|
| Bathrooms      | 3.00                   |
| Full Baths     | 3                      |
| Square Footage | 1,418                  |
| Acres          | 0.00                   |
| Year Built     | 1987                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 4 Level Split          |
| Status         | Active                 |

### Community Information

|             |                      |
|-------------|----------------------|
| Address     | 10735 Beaumaris Road |
| Area        | Edmonton             |
| Subdivision | Beaumaris            |
| City        | Edmonton             |
| County      | ALBERTA              |
| Province    | AB                   |
| Postal Code | T5X 5P1              |

### Amenities

|           |                                                                              |
|-----------|------------------------------------------------------------------------------|
| Amenities | Off Street Parking, On Street Parking, Deck, No Animal Home, No Smoking Home |
| Parking   | Double Garage Attached                                                       |

### Interior

|                   |                                                                                      |
|-------------------|--------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                     |
| Appliances        | Dishwasher-Built-In, Dryer, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer |
| Heating           | Forced Air-1, Natural Gas                                                            |
| Fireplace         | Yes                                                                                  |
| Fireplaces        | Glass Door                                                                           |
| Stories           | 4                                                                                    |
| Has Basement      | Yes                                                                                  |
| Basement          | Full, Finished                                                                       |

### Exterior

|                   |                                                                                                                                       |
|-------------------|---------------------------------------------------------------------------------------------------------------------------------------|
| Exterior          | Wood, Brick, Vinyl                                                                                                                    |
| Exterior Features | Corner Lot, Cul-De-Sac, Fenced, Golf Nearby, Landscaped, Playground Nearby, Public Transportation, Schools, Shopping Nearby, Ski Hill |

|              |                     |
|--------------|---------------------|
|              | Nearby, See Remarks |
| Roof         | Cedar Shakes        |
| Construction | Wood, Brick, Vinyl  |
| Foundation   | Concrete Perimeter  |

### **Additional Information**

|                |                 |
|----------------|-----------------|
| Date Listed    | July 25th, 2025 |
| Days on Market | 25              |
| Zoning         | Zone 27         |

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Listing information last updated on August 19th, 2025 at 4:33pm MDT