

# \$280,000 - 121 5001 62 Street, Beaumont

MLS® #E4450131

**\$280,000**

3 Bedroom, 2.50 Bathroom, 1,141 sqft  
Condo / Townhouse on 0.00 Acres

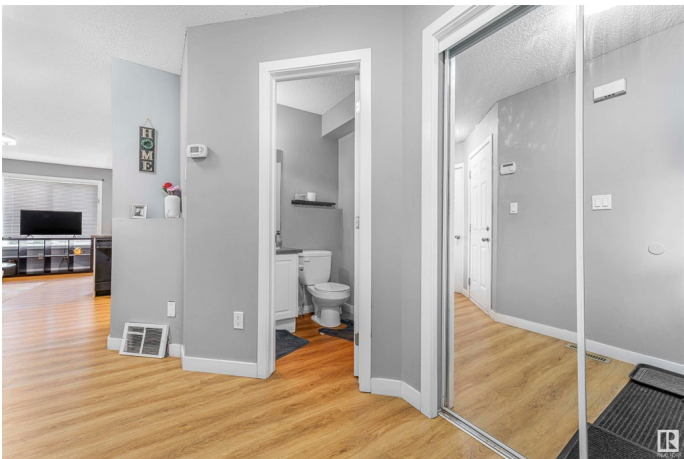
Eaglemont Heights, Beaumont, AB

Welcome to this bright and beautifully maintained home offering a perfect blend of comfort and functionality. Step inside to find a spacious open-concept living room with a cozy gas fireplace, flowing seamlessly into a modern kitchen, ideal for both relaxing and entertaining. This home features three well-sized bedrooms, including a primary suite with a walk-in closet and private ensuite. An additional full bathroom and a convenient half bath on the main level provide plenty of space for the whole family. Stylish laminate and vinyl plank flooring and neutral tones throughout give the home a fresh, contemporary feel. The unfinished basement offers endless possibilities for future development. Complete with a single attached garage and affordable condo fees, this home is located in a quiet, well-managed complex just minutes from Edmonton and close to schools, shopping, and everyday essentials. A fantastic opportunity for families, first-time buyers, or investors!

Built in 2007

## Essential Information

|           |           |
|-----------|-----------|
| MLS® #    | E4450131  |
| Price     | \$280,000 |
| Bedrooms  | 3         |
| Bathrooms | 2.50      |



|                |                   |
|----------------|-------------------|
| Full Baths     | 2                 |
| Half Baths     | 1                 |
| Square Footage | 1,141             |
| Acres          | 0.00              |
| Year Built     | 2007              |
| Type           | Condo / Townhouse |
| Sub-Type       | Townhouse         |
| Style          | 2 Storey          |
| Status         | Active            |

### Community Information

|             |                    |
|-------------|--------------------|
| Address     | 121 5001 62 Street |
| Area        | Beaumont           |
| Subdivision | Eaglemont Heights  |
| City        | Beaumont           |
| County      | ALBERTA            |
| Province    | AB                 |
| Postal Code | T4X 1V5            |

### Amenities

|           |                        |
|-----------|------------------------|
| Amenities | Deck, Detectors Smoke  |
| Parking   | Single Garage Attached |

### Interior

|                   |                                                                                 |
|-------------------|---------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                |
| Appliances        | Dishwasher-Built-In, Dryer, Garage Opener, Refrigerator, Stove-Electric, Washer |
| Heating           | Forced Air-1, Natural Gas                                                       |
| Stories           | 2                                                                               |
| Has Basement      | Yes                                                                             |
| Basement          | Full, Unfinished                                                                |

### Exterior

|                   |                                                                                               |
|-------------------|-----------------------------------------------------------------------------------------------|
| Exterior          | Wood, Vinyl                                                                                   |
| Exterior Features | Airport Nearby, Fenced, Landscaped, Playground Nearby, Public Transportation, Shopping Nearby |
| Roof              | Asphalt Shingles                                                                              |
| Construction      | Wood, Vinyl                                                                                   |
| Foundation        | Concrete Perimeter                                                                            |

**Additional Information**

|                |                 |
|----------------|-----------------|
| Date Listed    | July 28th, 2025 |
| Days on Market | 27              |
| Zoning         | Zone 82         |
| Condo Fee      | \$258           |

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 August 23rd, 2025 at 11:32pm MDT