

Courtesy Of Deep Sidhu Of Royal LePage Arteam Realty

## **\$794,900 - 5506 Poirier Way, Beaumont**

MLS® #E4425860

**\$794,900**

6 Bedroom, 5.00 Bathroom, 2,962 sqft  
Single Family on 0.00 Acres

Place Chaleureuse, Beaumont, AB

Meticulously designed home to provide your family with the ultimate living experience. Grand 2 storey layout with porcelain tile, engineered hardwood, stone accent walls & an elegant walkway. The modern kitchen features floor-to-ceiling cabinetry & quartz countertops. Oversized windows fill the living room & kitchen with natural light, a sleek fireplace is integrated into the tile mantle wall, complemented by Cat 5 wiring throughout. French door office offers the perfect work space. Main level includes a full bath, formal dining area & living space. Upstairs find 4 spacious bedrooms, 3 with private ensuites. The owners suite offers steam/rain shower & dual closets. The upper level also has a bonus room & convenient laundry area. The fully finished basement includes 2 bedrooms & a full bath. Additional feat: AC, central-vac, built-in speakers, security, a bar for relaxation & entertainment + heated 4 car tandem garage with drive-thru stall. The list goes on. This home is designed to elevate your lifestyle!

Built in 2016

### **Essential Information**

MLS® #	E4425860
Price	\$794,900
Bedrooms	6



Bathrooms	5.00
Full Baths	5
Square Footage	2,962
Acres	0.00
Year Built	2016
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### **Community Information**

Address	5506 Poirier Way
Area	Beaumont
Subdivision	Place Chaleureuse
City	Beaumont
County	ALBERTA
Province	AB
Postal Code	T4X 2B4

### **Amenities**

Amenities	Air Conditioner, Bar, Deck, Gazebo
Parking	Tandem, Triple Garage Attached

### **Interior**

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Alarm/Security System, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, Oven-Built-In, Oven-Microwave, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Stories	3
Has Basement	Yes
Basement	Full, Finished

### **Exterior**

Exterior	Wood, Stone, Vinyl
Exterior Features	Airport Nearby, Cul-De-Sac, Landscaped, Playground Nearby, Schools, Shopping Nearby
Roof	Asphalt Shingles

Construction Wood, Stone, Vinyl  
Foundation Concrete Perimeter

### **Additional Information**

Date Listed March 14th, 2025  
Days on Market 36  
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 April 19th, 2025 at 6:17am MDT