

# \$399,900 - 3828 38 Street, Beaumont

MLS® #E4459106

**\$399,900**

3 Bedroom, 2.00 Bathroom, 1,266 sqft  
Condo / Townhouse on 0.00 Acres

Azur, Beaumont, AB

NO CONDO FEES! Full LANDSCAPING, DOUBLE DETACHED GARAGE, \$3500 APPLIANCE CREDIT! BRAND NEW home by Award Winning Montorio Homes offers a well designed spacious layout. The kitchen includes a large island, quartz countertops throughout, tile backsplash and soft close cabinetry & drawers. Luxury vinyl plank flooring on the main floor. Upstairs, discover 3 bedrooms & laundry area. The Primary Bedroom includes an ensuite and walk-in Closet. Outside, enjoy your landscaped yard with rear concrete BBQ pad. Located in the Desirable city of Beaumont, with only minutes to Edmonton. Explore vast walking trails, green spaces, playgrounds, and ponds. HOME IS UNDER CONSTRUCTION

Built in 2025

## Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | E4459106  |
| Price          | \$399,900 |
| Bedrooms       | 3         |
| Bathrooms      | 2.00      |
| Full Baths     | 1         |
| Half Baths     | 2         |
| Square Footage | 1,266     |
| Acres          | 0.00      |



|            |                   |
|------------|-------------------|
| Year Built | 2025              |
| Type       | Condo / Townhouse |
| Sub-Type   | Townhouse         |
| Style      | 2 Storey          |
| Status     | Active            |

### Community Information

|             |                |
|-------------|----------------|
| Address     | 3828 38 Street |
| Area        | Beaumont       |
| Subdivision | Azur           |
| City        | Beaumont       |
| County      | ALBERTA        |
| Province    | AB             |
| Postal Code | T4X 3B5        |

### Amenities

|           |                        |
|-----------|------------------------|
| Amenities | Ceiling 9 ft.          |
| Parking   | Double Garage Detached |

### Interior

|                   |                                                |
|-------------------|------------------------------------------------|
| Interior Features | ensuite bathroom                               |
| Appliances        | Alarm/Security System, Garage Opener, Hood Fan |
| Heating           | Forced Air-1, Natural Gas                      |
| Stories           | 2                                              |
| Has Basement      | Yes                                            |
| Basement          | None, No Basement                              |

### Exterior

|                   |                                                                                          |
|-------------------|------------------------------------------------------------------------------------------|
| Exterior          | Wood, Stone, Vinyl                                                                       |
| Exterior Features | Playground Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles                                                                         |
| Construction      | Wood, Stone, Vinyl                                                                       |
| Foundation        | Concrete Perimeter                                                                       |

### Additional Information

|                |                      |
|----------------|----------------------|
| Date Listed    | September 23rd, 2025 |
| Days on Market | 41                   |
| Zoning         | Zone 82              |

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Listing information last updated on November 3rd, 2025 at 7:18pm MST