

Courtesy Of Justin Boyd Of Sterling Real Estate

## **\$319,900 - 12 5101 Soleil Boulevard, Beaumont**

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MLS® #E4433368

**\$319,900**

2 Bedroom, 2.50 Bathroom, 1,205 sqft  
Condo / Townhouse on 0.00 Acres

Place Chaleureuse, Beaumont, AB

Welcome to this well-built and move in ready townhouse in the desirable development of Place Chaleureuse, located in the community of Beaumont! Offering nearly 2000 sq ft of developed living space, this home features 2 spacious bedrooms—each with a walk-in closet, and the primary with a 4-piece ensuite. The top floor is completed with another 4-piece bathroom. The main floor boasts an open-concept layout with a modern kitchen, stainless steel appliances, and sliding glass doors leading to a private deck, powder room, and single-car garage with direct entry. Enjoy fresh touch-up paint throughout, laminate flooring covers the main and basement levels, and a fully finished basement with laundry. Beautifully landscaped yards and close to visitor parking, schools, parks, shopping, and just 15 mins drive from Edmonton International Airport! This beautiful, affordable & family friendly home will not last long on the market.



Built in 2010

### **Essential Information**

MLS® #	E4433368
Price	\$319,900
Bedrooms	2
Bathrooms	2.50
Full Baths	2

Half Baths 1  
 Square Footage 1,205  
 Acres 0.00  
 Year Built 2010  
 Type Condo / Townhouse  
 Sub-Type Townhouse  
 Style 2 Storey  
 Status Active

**Community Information**

Address 12 5101 Soleil Boulevard  
 Area Beaumont  
 Subdivision Place Chaleureuse  
 City Beaumont  
 County ALBERTA  
 Province AB  
 Postal Code T4X 0E3

**Amenities**

Amenities Deck, Detectors Smoke, Ho  
 Remarks  
 Parking Spaces 2  
 Parking Single Garage Attached

**Interior**

Interior Features ensuite bathroom  
 Appliances Dishwasher-Built-In, Dryer,  
 Refrigerator, Stove-Electric,  
 Systems, Washer, Window C  
 Heating Forced Air-1, Natural Gas  
 Fireplace Yes  
 Fireplaces Corner, Glass Door, Tile Surr  
 Stories 3  
 Has Basement Yes  
 Basement Full, Finished

**Exterior**

Exterior Wood, Brick, Vinyl  
 Exterior Features Airport Nearby, Fenced, Golf Nearby, Landscaped, Low Maintenance



Landscape, Playground Nearby, Schools, Shopping Nearby, See  
Remarks

Roof Asphalt Shingles  
Construction Wood, Brick, Vinyl  
Foundation Concrete Perimeter

### **Additional Information**

Date Listed April 30th, 2025  
Days on Market 3  
Zoning Zone 82  
Condo Fee \$343

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Listing information last updated on May 3rd, 2025 at 10:17am MDT