

## \$659,900 - 107 Ricard Place, Beaumont

MLS® #E4447898

**\$659,900**

4 Bedroom, 3.50 Bathroom, 2,383 sqft

Single Family on 0.00 Acres

Coloniale Estates (Beaumont), Beaumont, AB

Welcome to 107 Ricard Pl – a meticulously maintained Montorio-built home in prestigious Coloniale Estates. Offering over 2300 sqft of elegant living space, this 4 bed, 4 bath property features a triple tandem garage and a pristine, pie-shaped backyard with a large deck, perfect for outdoor gatherings. A covered veranda leads to a spacious foyer with bench seating and ample storage. The open-concept main floor shines with gleaming hardwood, a stone-accented fireplace, and a chef’s kitchen with granite counters, upgraded stainless steel appliances, maple cabinetry, a large island, and a walk-through pantry. Upstairs features a bright bonus room, convenient laundry with sink, and three bedrooms – each with walk-in closets. The luxurious primary suite offers a spa-inspired ensuite with a soaker tub, dual sinks, and 42” shower. The fully finished basement (with permits) adds a family room, bedroom, and bath. Beautifully cared for – a must see!

Built in 2013

### Essential Information

MLS® #	E4447898
Price	\$659,900
Bedrooms	4
Bathrooms	3.50



Full Baths	3
Half Baths	1
Square Footage	2,383
Acres	0.00
Year Built	2013
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### **Community Information**

Address	107 Ricard Place
Area	Beaumont
Subdivision	Coloniale Estates (Beaumont)
City	Beaumont
County	ALBERTA
Province	AB
Postal Code	T4X 0B9

### **Amenities**

Amenities	Air Conditioner, Deck, Detectors Smoke, Gazebo, Hot Water Natural Gas, No Smoking Home
Parking	Double Garage Attached, Over Sized, Tandem

### **Interior**

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Fireplaces	Wall Mount
Stories	3
Has Basement	Yes
Basement	Full, Finished

### **Exterior**

Exterior	Wood, Stone, Vinyl
Exterior Features	Cul-De-Sac, Fenced, Flat Site, Golf Nearby, Landscaped, Level Land, No Back Lane, No Through Road, Schools, Shopping Nearby, See Remarks

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

**Additional Information**

Date Listed	July 15th, 2025
Days on Market	13
Zoning	Zone 82

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