

## \$697,700 - 272 Reichert Drive, Beaumont

MLS® #E4456225

**\$697,700**

3 Bedroom, 2.50 Bathroom, 2,321 sqft

Single Family on 0.00 Acres

Coloniale Estates (Beaumont), Beaumont, AB

Welcome to Coloniale Estates, where this stunning 2-storey former show home combines style, comfort, and premium upgrades in an unbeatable location. Backing onto the golf course, this property is flooded with natural light, boasts a west-facing backyard, and endless views. Inside, you'll find an open, thoughtfully designed layout with custom window treatments throughout and tons of built-in storage that make everyday living effortless. The kitchen is a chef's delight with upgraded cabinetry, walk-through pantry, stainless steel appliances, and a perfect view of the backyard. Main level includes office/den off main entry & convenient 1/2 bath. The spacious living areas flow seamlessly and include a built-in Sonos sound system, creating the ultimate space for relaxing or entertaining. Upstairs, the home features 3 bedrooms and 2 full bathrooms, including a bright and welcoming primary suite & laundry. 2 car oversized insulated garage. This home has it all-style, space & location

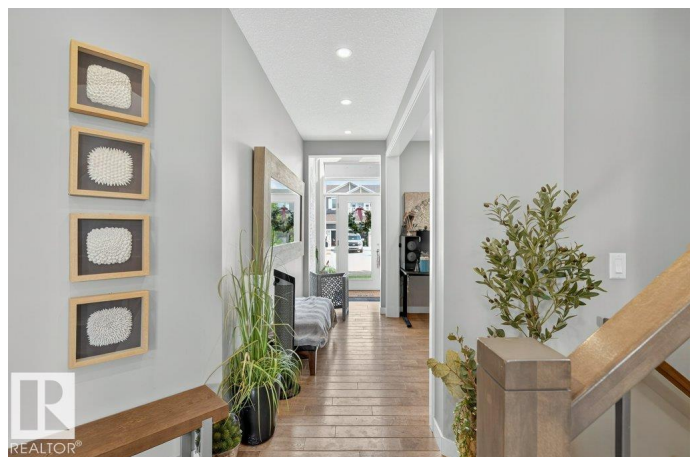
Built in 2014

### Essential Information

MLS® # E4456225

Price \$697,700

Bedrooms 3



|                |                        |
|----------------|------------------------|
| Bathrooms      | 2.50                   |
| Full Baths     | 2                      |
| Half Baths     | 1                      |
| Square Footage | 2,321                  |
| Acres          | 0.00                   |
| Year Built     | 2014                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                              |
|-------------|------------------------------|
| Address     | 272 Reichert Drive           |
| Area        | Beaumont                     |
| Subdivision | Coloniale Estates (Beaumont) |
| City        | Beaumont                     |
| County      | ALBERTA                      |
| Province    | AB                           |
| Postal Code | T4X 1Z7                      |

### Amenities

|                |                                                                                                             |
|----------------|-------------------------------------------------------------------------------------------------------------|
| Amenities      | Air Conditioner, Closet Organizers, Deck, No Smoking Home, Vacuum System-Roughed-In, Natural Gas BBQ Hookup |
| Parking Spaces | 4                                                                                                           |
| Parking        | Double Garage Attached, Insulated, Over Sized                                                               |

### Interior

|                   |                                                                                                          |
|-------------------|----------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                         |
| Appliances        | Dishwasher-Built-In, Dryer, Oven-Built-In, Oven-Microwave, Refrigerator, Storage Shed, Stove-Gas, Washer |
| Heating           | Forced Air-1, Natural Gas                                                                                |
| Fireplace         | Yes                                                                                                      |
| Fireplaces        | Wall Mount                                                                                               |
| Stories           | 2                                                                                                        |
| Has Basement      | Yes                                                                                                      |
| Basement          | Full, Unfinished                                                                                         |

### Exterior

|          |                    |
|----------|--------------------|
| Exterior | Wood, Stone, Vinyl |
|----------|--------------------|

|                   |                                                                        |
|-------------------|------------------------------------------------------------------------|
| Exterior Features | Fenced, Flat Site, Golf Nearby, Landscaped, Playground Nearby, Schools |
| Roof              | Asphalt Shingles                                                       |
| Construction      | Wood, Stone, Vinyl                                                     |
| Foundation        | Concrete Perimeter                                                     |

**Additional Information**

|                |                     |
|----------------|---------------------|
| Date Listed    | September 4th, 2025 |
| Days on Market | 15                  |
| Zoning         | Zone 82             |

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Listing information last updated on September 19th, 2025 at 1:02am MDT