

## \$349,900 - 9801 105 Avenue, Morinville

MLS® #E4434070

**\$349,900**

3 Bedroom, 2.50 Bathroom, 1,560 sqft

Single Family on 0.00 Acres

Morinville, Morinville, AB

Welcome to this over 1500 sq. ft. END UNIT, 3 storey home. The main floor has LAMINATE in the front living room, bright WHITE kitchen cabinets and NEW tile backsplash with ISLAND, PANTRY and stainless steel appliances, and a half bathroom. Upstairs there are two good sized bedrooms, BONUS ROOM and a main 4pce bathroom. The 3rd floor has the primary bedroom and is a hidden OASIS with his/her closets, 4pce ENSUITE and big enough for a king suite! This home has been FRESHLY PAINTED, has CENTRAL AIR CONDITIONING and a brand NEW FURNACE! Situated in the best location with a DOUBLE DETACHED garage (that does not share a wall with the neighbor), onto green space and FULLY FENCED. NO CONDO FEES and close to all amenities!

Built in 2011

### Essential Information

MLS® #	E4434070
Price	\$349,900
Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,560
Acres	0.00



Year Built	2011
Type	Single Family
Sub-Type	Residential Attached
Style	3 Storey
Status	Active

### Community Information

Address	9801 105 Avenue
Area	Morinville
Subdivision	Morinville
City	Morinville
County	ALBERTA
Province	AB
Postal Code	T8R 0B9

### Amenities

Amenities	Air Conditioner, Deck, Vaulted Ceiling, See Remarks
Parking	Double Garage Detached

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Storage Shed, Stove-Electric, Washer, See Remarks, TV Wall Mount
Heating	Forced Air-1, Natural Gas
Stories	3
Has Basement	Yes
Basement	Full, Unfinished

### Exterior

Exterior	Wood, Brick, Vinyl
Exterior Features	Fenced, Landscaped, Playground Nearby, Public Transportation, Schools, Shopping Nearby, See Remarks
Roof	Asphalt Shingles
Construction	Wood, Brick, Vinyl
Foundation	Concrete Perimeter

### Additional Information

Date Listed	May 2nd, 2025
Days on Market	2

## Zoning

## Zone 61

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