

## **\$519,900 - 9708 104 Avenue, Morinville**

MLS® #E4427671

**\$519,900**

5 Bedroom, 3.00 Bathroom, 1,323 sqft

Single Family on 0.00 Acres

The Lakes (Morinville), Morinville, AB

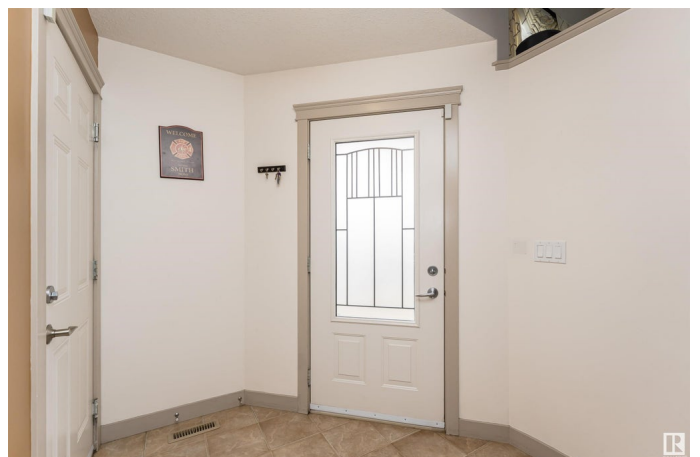
STUNNING BI-LEVEL LOCATED IN THE LAKES! This fabulous 5 BEDROOM, 3 BATH, FULLY FINISHED HOME located in a quiet area of the Lakes is EXTREMELY WELL KEPT & move-in ready, and approximately 2155 sq. ft. of total living space. This beautiful home has an open concept living, dining, and kitchen area with vaulted ceilings, large windows, a gas fireplace, and gorgeous laminate floors throughout the main floor! Above garage is a large primary bedroom that plenty of room for all your furniture, a good-sized walk-in closet with a window, and a full 5-piece ensuite. The main floor also features 2 good-sized bedrooms as well as another full 4-piece bath. Downstairs you will find 2 more large bedrooms, a huge family room with a bar area, and yet another full bathroom. A huge fully landscaped, fully fenced yard with storage under the deck plus an insulated, oversized double attached garage completes this lovely home. With CENTRAL AIR CONDITIONING what more could you want in a home! Come take a look at this GEM today.

Built in 2011

### **Essential Information**

MLS® # E4427671

Price \$519,900



Bedrooms	5
Bathrooms	3.00
Full Baths	3
Square Footage	1,323
Acres	0.00
Year Built	2011
Type	Single Family
Sub-Type	Detached Single Family
Style	Bi-Level
Status	Active

### Community Information

Address	9708 104 Avenue
Area	Morinville
Subdivision	The Lakes (Morinville)
City	Morinville
County	ALBERTA
Province	AB
Postal Code	T8R 0B7

### Amenities

Amenities	Air Conditioner, Deck, Vaulted Ceiling, Vinyl Windows
Parking Spaces	4
Parking	Double Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Freezer, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, See Remarks, TV Wall Mount
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Tile Surround
Stories	2
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Vinyl
----------	-------------

Exterior Features	Fenced, Flat Site
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

### **School Information**

Elementary	Morinville Public
Middle	G.H. Primeau
High	M.C.H.S.

### **Additional Information**

Date Listed	March 27th, 2025
Days on Market	23
Zoning	Zone 61

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED. Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on April 19th, 2025 at 8:32pm MDT