# \$525,000 - 9708 87 Street, Morinville

MLS® #E4430006

### \$525.000

4 Bedroom, 2.50 Bathroom, 2,065 sqft Single Family on 0.00 Acres

Morinville, Morinville, AB

Welcome to Morinville. The community of Notre Dame is known for its family oriented community, parks/school, and for being close to amenities. Easy access to 100 Avenue and just a hop, skip and jump on to HWY 2 perfect for commuting. Over 2060 sqft, large primary suite, two additional bedrooms, a bonus room, 2 full baths & 1 half bath, hardwood on the main, timeless shaker cabinets, stainless steel appliances, & much more. Incredible floor to ceiling windows flood the main floor with natural light. The open concept main floor is perfect for entertaining, in the summer head outside with your friends & family onto your huge, composite deck to enjoy those long evenings. Cozy up to one of two gas fireplaces or stay nice and cool with your A/C. Beautifully landscaped yard with tons of garden space. Double attached garage (oversized, insulated, and heated) and parking for two on the pad in front. This immaculately maintained home is ready for a new family. Come on in and make yourself at home.

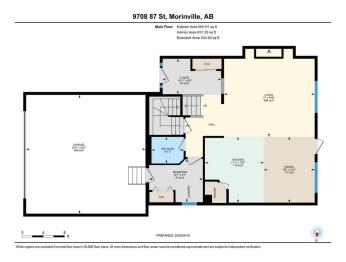


#### **Essential Information**

MLS® # E4430006 Price \$525,000

Bedrooms 4







Bathrooms 2.50 Full Baths 2

Half Baths 1

Square Footage 2,065 Acres 0.00 Year Built 2007

Type Single Family

Sub-Type Detached Single Family

Style 2 Storey
Status Active

# **Community Information**

Address 9708 87 Street

Area Morinville
Subdivision Morinville
City Morinville
County ALBERTA

Province AB

Postal Code T8R 1V2

#### **Amenities**

Amenities Air Conditioner, Deck

Parking Spaces 4

Parking Double Garage Attached, Heated, Over Sized

## Interior

Interior Features ensuite bathroom

Appliances Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control,

Garage Opener, Microwave Hood Fan, Refrigerator, Storage Shed,

Stove-Electric, Washer, Window Coverings, Garage Heater

Heating Forced Air-1, Natural Gas

Fireplace Yes

Fireplaces Wall Mount

Stories 3

Has Basement Yes

Basement Full, Partially Finished

#### **Exterior**

Exterior Wood, Vinyl

Exterior Features Fenced, Schools, Shopping Nearby

Roof Asphalt Shingles

Construction Wood, Vinyl

Foundation Concrete Perimeter

## **Additional Information**

Date Listed April 10th, 2025

Days on Market 21

Zoning Zone 61

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Listing information last updated on May 1st, 2025 at 5:47am MDT