



Morinville Alberta

\$395,000

Welcome to this turn-key, charming 3 Bed, 1.1 Bath, Bi-Level, offering 1938 total sqft, ideally situated in a peaceful neighbourhood, adjacent to two beautiful parks, walking paths, schools & ease of access to main roads for your daily commute & to Morinville's plentiful amenities. This well-maintained home offers a wonderful layout with 3 bedrooms on the main floor, a good working kitchen. Refrigerator (2026). Fresh paint throughout the home. Upgraded Main Bath (2026). The Basement level presents a wonderful Rec Room, Den, Laundry, and is plumbed for a 3rd Bath & so much Storage. Hot H2O Tank (2021). Shingles (2021). Newer fence & gate (2020). Property boasts Over-sized, Single Garage w/ 10 ft Overhead door & Man-Cave/Workshop, Insulated & Heated, the perfect spot for escape, hobbies & hosting Game-Day fun! Enjoy the massive Backyard- an incredible private oasis, fenced and beautifully kept, adorned with a producing apple tree. Gas for BBQ. Concrete pad. Firepit area. Plenty of outdoor storage space. (id:6769)

Den 2.14 m X 2.62 m

Utility room 2.92 m X 2.2 m

Recreation room 4.58 m X 5.46 m

Laundry room 2.8 m X 2.38 m

Storage 3.56 m X 2.38 m

Living room 4.78 m X 3.4 m

Dining room 2.38 m X 3.75 m

Kitchen 2.41 m X 2.88 m

Primary Bedroom 3.08 m X 3.74 m

Bedroom 2 2.67 m X 3.48 m

Bedroom 3 2.66 m X 3.48 m

Listing Presented By:



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NOW Real Estate Group

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