



## Morinville Alberta

\$449,900

Great location to this 2 story located in Notre Dame Estates. 3 Bedrooms 3.5 Bathrooms open concept Kitchen with separating eating nook, walk in pantry and island. Large windows in Living room to a nice size yard with deck plus fully fenced with gate for RV Parking. Upstairs you will find 3 spacious bedrooms 4pc bathroom plus 3pc ensuite and walk in closet. There is beautiful private balcony off the master bedroom to enjoy those beautiful summer evenings. Basement is finished with another 4pc bathroom, family room and utility room. Located in Morinville just 18 minutes to CFB Edmonton plus close to schools, parks, shopping and Morinville Leisure Center. (id:6769)

Family room 5.31 m X 6.95 m

Living room 2.88 m X 3.89 m

Dining room 2.62 m X 3.31 m

Kitchen 3.49 m X 3.61 m

Bedroom 2 3.48 m X 3.08 m

Bedroom 3 3.11 m X 3.01 m

Primary Bedroom 5.18 m X 4.28 m

Listing Presented By:



Originally Listed by:  
RE/MAX Real Estate

<http://www.melvillerealestateteam.ca/>

**REMAX Elite**

**REMAX ELITE**

8104 160 Ave NW, Edmonton, AB,  
T5Z 3J8

Phone: 780-406-4000

Fax:  
[broker@eliterealestate.ca](mailto:broker@eliterealestate.ca)

The property information on this website is derived from the Canadian Real Estate Association's Data Distribution Facility (DDF®). DDF® references real estate listings held by various brokerage firms and franchisees. The accuracy of information is not guaranteed and should be independently verified. The trademarks REALTOR®, REALTORS® and the REALTOR® logo are controlled by The Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by CREA and identify the quality of services provided by real estate professionals who are members of CREA.