



## Morinville Alberta

\$400,000

Discover the perfect blend of style, comfort, and opportunity in this stunning brand new 1650 sq ft END UNIT triplex in the heart of Morinville. Nearly complete and loaded with modern features, this two storey home delivers an open and inviting main floor with a sunlit great room and a showpiece kitchen offering quartz countertops, full height cabinets, and a spacious island that is ideal for hosting family dinners or weekend get togethers. Upstairs, enjoy three generous bedrooms, including a bright primary retreat with a walk in closet and private ensuite. Upper floor laundry adds everyday convenience, while luxury vinyl plank flooring, elegant tile work, and fresh neutral finishes create a polished and timeless feel throughout. The SIDE ENTRANCE and potential for a legal suite open the door to future income or extended family living. Perfectly placed near the Morinville Leisure Centre, scenic trails, parks, shops, and cozy cafes, this home delivers small town charm with unbeatable modern living. (id:6769)

Living room 3.91 m X 5.35 m

Dining room 4.03 m X 3.12 m

Kitchen 4.55 m X 3.74 m

Pantry 1.74 m X 1.37 m

Primary Bedroom 4.04 m X 3.9 m

Bedroom 2 2.82 m X 3.89 m

Bedroom 3 2.88 m X 3.89 m

Listing Presented By:



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