

\$489,900 - 8906 107 Avenue, Morinville

MLS® #E4429792

\$489,900

4 Bedroom, 3.00 Bathroom, 1,166 sqft

Single Family on 0.00 Acres

Morinville, Morinville, AB

WELCOME TO YOUR NEW HOME BACKING ON TO A GREEN SPACE & WALKING TRAIL! fantastic property is located on a Large Corner lot in the quiet subdivision of Sunshine Lake. Close to Parks, schools, & walking trail is this cozy 4 level split that features 4 bedrms, 2 living rms & 3 full baths. The main floor of this stunning home boasts a bright living/dining rm, large eat in kitchen with plenty of cabinets, counter space & windows, beautiful hardwood floors & custom handrails. Upper floor boasts 2 good sized jr. bedrooms, 4 piece bath & a large primary bedroom with a 3pc ensuite. Lower level is home to the 3rd good sized bedrm, 3rd bath/laundry rm, a large family room highlighted with a wood burning fireplace and large windows for loads of natural light. Basement is home to the utility/storage area, plus a large flex room. Outside is a huge fully fenced back yard with shed, multiple gates, large Deck and is beautifully landscaped yard w/raised garden beds. A Double attached garage completes this wonderful home.

Built in 1991

Essential Information

MLS® # E4429792

Price \$489,900

Bedrooms 4



| | |
|----------------|------------------------|
| Bathrooms | 3.00 |
| Full Baths | 3 |
| Square Footage | 1,166 |
| Acres | 0.00 |
| Year Built | 1991 |
| Type | Single Family |
| Sub-Type | Detached Single Family |
| Style | 4 Level Split |
| Status | Active |

Community Information

| | |
|-------------|-----------------|
| Address | 8906 107 Avenue |
| Area | Morinville |
| Subdivision | Morinville |
| City | Morinville |
| County | ALBERTA |
| Province | AB |
| Postal Code | T8R 1C6 |

Amenities

| | |
|----------------|------------------------|
| Amenities | Hot Tub |
| Parking Spaces | 4 |
| Parking | Double Garage Attached |

Interior

| | |
|-------------------|--|
| Interior Features | ensuite bathroom |
| Appliances | Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Storage Shed, Stove-Electric, Washer, Window Coverings, Hot Tub |
| Heating | Forced Air-1, Natural Gas |
| Fireplace | Yes |
| Fireplaces | Mantel |
| Stories | 4 |
| Has Basement | Yes |
| Basement | Full, Finished |

Exterior

| | |
|-------------------|---|
| Exterior | Wood, Stone, Vinyl |
| Exterior Features | Corner Lot, Fenced, Flat Site, Landscaped |

| | |
|--------------|--------------------|
| Roof | Asphalt Shingles |
| Construction | Wood, Stone, Vinyl |
| Foundation | Concrete Perimeter |

School Information

| | |
|------------|-----------------------|
| Elementary | Notre Dame Elementary |
| Middle | G.H. Primeau |
| High | M.C.H.S. |

Additional Information

| | |
|----------------|-----------------|
| Date Listed | April 9th, 2025 |
| Days on Market | 10 |
| Zoning | Zone 61 |

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Listing information last updated on April 19th, 2025 at 4:32am MDT