

## \$300,000 - 10009 104 Street, Morinville

MLS® #E4461966

**\$300,000**

3 Bedroom, 2.00 Bathroom, 911 sqft

Single Family on 0.00 Acres

Morinville, Morinville, AB

If you've been waiting for a home that's full of charm and updates then this **RAISED BUNGALOW** could be it! A welcoming and practical main floor layout provides an open eat-in kitchen and a formal dining room, 2 bedrooms, a large living room and full bathroom. The fully finished basement features its own kitchenette, bedroom, bathroom and family room that could be perfect for guests or separate hang out space. Many updates include landscaping, new shingles and eaves, replaced fence, updated flooring and bathrooms. With an oversized insulated heated single garage & carport, plus an attached storage shed for bikes, tools and gear, and a beautiful backyard with firepit for summer enjoyment. **MOVE IN READY!**

Built in 1950

### Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | E4461966  |
| Price          | \$300,000 |
| Bedrooms       | 3         |
| Bathrooms      | 2.00      |
| Full Baths     | 2         |
| Square Footage | 911       |
| Acres          | 0.00      |
| Year Built     | 1950      |



|          |                        |
|----------|------------------------|
| Type     | Single Family          |
| Sub-Type | Detached Single Family |
| Style    | Raised Bungalow        |
| Status   | Active                 |

### Community Information

|             |                  |
|-------------|------------------|
| Address     | 10009 104 Street |
| Area        | Morinville       |
| Subdivision | Morinville       |
| City        | Morinville       |
| County      | ALBERTA          |
| Province    | AB               |
| Postal Code | T8R 1A5          |

### Amenities

|           |                                                           |
|-----------|-----------------------------------------------------------|
| Amenities | Dog Run-Fenced In, Fire Pit, No Smoking Home, See Remarks |
| Parking   | Single Carport, Single Garage Detached, See Remarks       |

### Interior

|              |                                                             |
|--------------|-------------------------------------------------------------|
| Appliances   | Dryer, Microwave Hood Fan, Refrigerator, Washer, Stoves-Two |
| Heating      | Forced Air-1, Natural Gas                                   |
| Stories      | 2                                                           |
| Has Basement | Yes                                                         |
| Basement     | Full, Finished                                              |

### Exterior

|                   |                    |
|-------------------|--------------------|
| Exterior          | Wood, Stucco       |
| Exterior Features | Fenced, Landscaped |
| Roof              | Asphalt Shingles   |
| Construction      | Wood, Stucco       |
| Foundation        | Concrete Perimeter |

### Additional Information

|                |                    |
|----------------|--------------------|
| Date Listed    | October 14th, 2025 |
| Days on Market | 17                 |
| Zoning         | Zone 61            |

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