# \$259,900 - 27 9904 101 Avenue, Morinville

MLS® #E4437613

### \$259.900

3 Bedroom, 2.50 Bathroom, 1,398 sqft Condo / Townhouse on 0.00 Acres

Morinville, Morinville, AB

Prepare to be impressed by this large, immaculate 3 bedroom, 3 bathroom townhome with attached garage located in a quiet crescent close to shopping, schools and short drive to CFB Edmonton & St. Albert. Enjoy cooking meals and conversating in the massive island kitchen with 42" upper cabinets and higher end appliances with sliding door leading to your private deck. Separate dining area, good sized living room with floor to ceiling windows and 2 piece bathroom completes this level. Upstairs offers 3 large bedrooms incl a primary bedroom that will definitely impress with oversized walk-in closet, 4 piece en-suite and plenty of room for a king bed & large furniture. 2 other good sized bedrooms and 4 piece common bath completes the upper floor. The lower level offers an unfinished basement awaiting your personal development. Don't miss out on this excellent opportunity.

Built in 2007

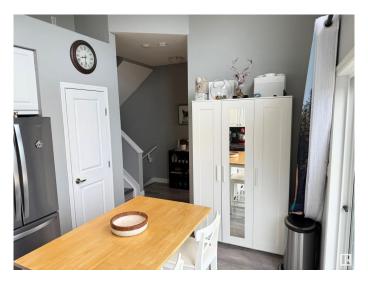
#### **Essential Information**

MLS® # E4437613 Price \$259,900

Bedrooms 3
Bathrooms 2.50
Full Baths 2







Half Baths 1

Square Footage 1,398
Acres 0.00

Year Built 2007

Type Condo / Townhouse

Sub-Type Townhouse
Style 3 Storey
Status Active

# **Community Information**

Address 27 9904 101 Avenue

Area Morinville
Subdivision Morinville
City Morinville
County ALBERTA

Province AB

Postal Code T8R 1G2

## **Amenities**

Amenities Ceiling 9 ft., Closet Organizers, Deck, Detectors Smoke

Parking Spaces 2

Parking Single Garage Attached

#### Interior

Interior Features ensuite bathroom

Appliances Dishwasher-Built-In, Dryer, Garage Control, Garage Opener,

Refrigerator, Stove-Electric, Window Coverings

Heating Forced Air-1, Natural Gas

Stories 3

Has Basement Yes

Basement Full, Unfinished

#### **Exterior**

Exterior Wood, Vinyl

Exterior Features Cul-De-Sac, Fenced, Flat Site, Golf Nearby, No Through Road,

Park/Reserve, Playground Nearby, Schools, Shopping Nearby

Roof Asphalt Shingles

Construction Wood, Vinyl

Foundation Concrete Perimeter

## **Additional Information**

Date Listed May 21st, 2025

Days on Market 13

Zoning Zone 61

Condo Fee \$396

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Listing information last updated on June 2nd, 2025 at 10:17pm MDT