

Courtesy Of Ashley L Moore Of Century 21 Masters

## **\$485,000 - 9723 88 Street, Morinville**

MLS® #E4457813

**\$485,000**

4 Bedroom, 3.50 Bathroom, 1,827 sqft

Single Family on 0.00 Acres

Morinville, Morinville, AB

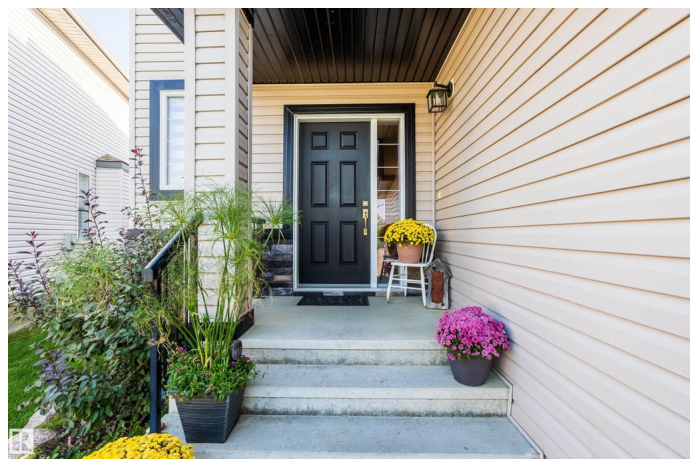
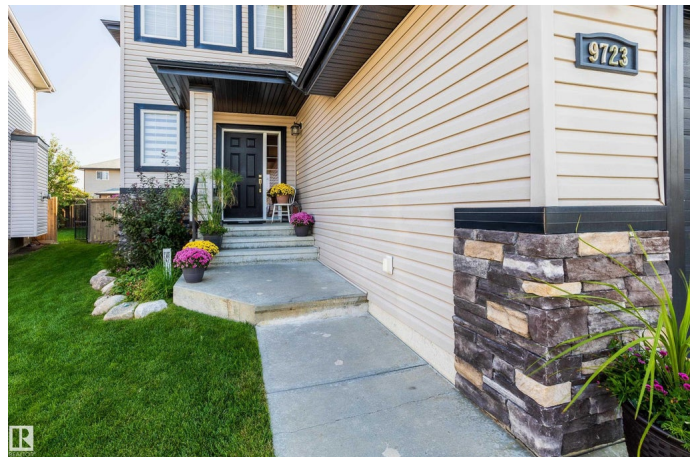
Welcome to this immaculate 4-bedroom, 4-bathroom home nestled in the charming town of Morinville. From the moment you arrive, you'll be captivated by the pride of ownership. Step inside to discover a bright and open floor plan perfect for families and entertaining alike. The kitchen boasts granite counters with stainless steel appliances. The gorgeous primary suite is a true retreat, featuring a luxurious ensuite with a deep soaker tub, perfect for unwinding after a long day. The fully finished basement offers a spacious additional bedroom and full bathroom, ideal for guests, teens, or extended family. The home also boasts a double attached garage with sleek epoxy flooring, a garage heater and 220 wiring. Whether you're storing your toys or setting up a workshop, this garage delivers! The landscaped back yard is perfect for outdoor enjoyment and entertaining guests. Upgrades in the last five years include, fresh paint, a new motherboard for the furnace, new dishwasher, stove and microwave.

Built in 2010

### **Essential Information**

MLS® # E4457813

Price \$485,000



Bedrooms	4
Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	1,827
Acres	0.00
Year Built	2010
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	9723 88 Street
Area	Morinville
Subdivision	Morinville
City	Morinville
County	ALBERTA
Province	AB
Postal Code	T8R 1T8

### Amenities

Amenities	Ceiling 9 ft., No Smoking Home
Parking	Double Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Fan-Ceiling, Garage Opener, Oven-Microwave, Refrigerator, Storage Shed, Stove-Electric, Washer, Window Coverings, TV Wall Mount, Garage Heater
Heating	Forced Air-1, Natural Gas
Fireplaces	Tile Surround
Stories	3
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Schools, Shopping Nearby

Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

### **School Information**

Elementary	Morinville Public
Middle	Four Winds
High	Morinville Community

### **Additional Information**

Date Listed	September 15th, 2025
Zoning	Zone 61

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Listing information last updated on September 15th, 2025 at 3:48pm MDT