

\$375,000 - 8703 104 Avenue, Morinville

MLS® #E4438430

\$375,000

4 Bedroom, 2.50 Bathroom, 1,109 sqft

Single Family on 0.00 Acres

Morinville, Morinville, AB

Welcome to this beautifully maintained bi-level home located in the desirable community of Sunshine Lake in Morinville. Situated on a large, landscaped lot, this property features a spacious yard with mature trees, a two-tiered deck—perfect for entertaining—and great curb appeal. Home also includes a above ground pool! Inside, you™ll find 4 bedrooms and 2.5 bathrooms, offering plenty of space for the whole family. The main floor features newer laminate flooring throughout the kitchen, living room, and dining area, creating a bright and modern feel. The fully finished basement includes a large family room, a separate area ideal for a home office, a cozy wood-burning fireplace, a spacious bedroom, and a 3-piece bathroom complete with a sauna—a rare find! Don't miss your chance to own this incredible home in a prime location close to parks, schools, and amenities!

Built in 1990

Essential Information

| | |
|------------|-----------|
| MLS® # | E4438430 |
| Price | \$375,000 |
| Bedrooms | 4 |
| Bathrooms | 2.50 |
| Full Baths | 2 |
| Half Baths | 1 |



| | |
|----------------|------------------------|
| Square Footage | 1,109 |
| Acres | 0.00 |
| Year Built | 1990 |
| Type | Single Family |
| Sub-Type | Detached Single Family |
| Style | Bi-Level |
| Status | Active |

Community Information

| | |
|-------------|-----------------|
| Address | 8703 104 Avenue |
| Area | Morinville |
| Subdivision | Morinville |
| City | Morinville |
| County | ALBERTA |
| Province | AB |
| Postal Code | T8R 1C4 |

Amenities

| | |
|----------------|------------------------|
| Amenities | Deck, See Remarks |
| Parking Spaces | 4 |
| Parking | Double Garage Attached |
| Has Pool | Yes |

Interior

| | |
|-------------------|---|
| Interior Features | ensuite bathroom |
| Appliances | Dishwasher-Built-In, Dryer, Fan-Ceiling, Hood Fan, Pool-Above Ground, Refrigerator, Storage Shed, Stove-Electric, Washer, Window Coverings, See Remarks, Pool Equipment |
| Heating | Forced Air-1, Natural Gas |
| Fireplace | Yes |
| Fireplaces | Glass Door, Mantel |
| Stories | 1 |
| Has Basement | Yes |
| Basement | Full, Finished |

Exterior

| | |
|-------------------|--|
| Exterior | Wood, Vinyl |
| Exterior Features | Cul-De-Sac, Fenced, Flat Site, Landscaped, Playground Nearby, Schools, Treed Lot |

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

Additional Information

| | |
|----------------|----------------|
| Date Listed | May 24th, 2025 |
| Days on Market | 34 |
| Zoning | Zone 61 |

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