

Courtesy Of Kamran Amjad Of MaxWell Progressive

## \$419,900 - 10205 92a Avenue, Morinville

MLS® #E4415122

**\$419,900**

3 Bedroom, 2.50 Bathroom, 1,570 sqft

Single Family on 0.00 Acres

Morinville, Morinville, AB

Welcome to this beautiful 1,570 sq ft, 3-bedroom, 2.5-bathroom home in Morinville, Alberta. Perfectly designed for modern living, this home features a spacious open-concept main floor with a bright living room, dining area, and a stylish kitchen with ample counter space and an island. The second-floor laundry adds convenience, while the versatile loft space can be used as a home office, playroom, or extra living area. The master suite offers a walk-in closet and private ensuite, with two additional bedrooms and a full bath on the upper floor. Located just minutes from schools, shopping, and parks, this home offers the ideal balance of comfort and convenience. Modern finishes, energy-efficient features, and a neutral color palette make it move-in ready. Whether you're a growing family or professional, this Morinville gem provides everything you need in a vibrant, family-friendly community.

Built in 2024

### Essential Information

MLS® #	E4415122
Price	\$419,900
Bedrooms	3
Bathrooms	2.50
Full Baths	2



Half Baths	1
Square Footage	1,570
Acres	0.00
Year Built	2024
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### **Community Information**

Address	10205 92a Avenue
Area	Morinville
Subdivision	Morinville
City	Morinville
County	ALBERTA
Province	AB
Postal Code	T8R 2R4

### **Amenities**

Amenities	Ceiling 9 ft., Detectors Smoke, Exterior Walls- 2"x6", Hot Water Natural Gas, Vinyl Windows, 9 ft. Basement Ceiling
Parking	Parking Pad Cement/Paved

### **Interior**

Interior Features	ensuite bathroom
Appliances	Hood Fan
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Insert
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

### **Exterior**

Exterior	Wood, Metal, Stone, Vinyl
Exterior Features	Paved Lane, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Metal, Stone, Vinyl
Foundation	Concrete Perimeter

## Additional Information

Date Listed December 2nd, 2024  
Days on Market 101  
Zoning Zone 61



DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS<sup>®</sup> ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS<sup>®</sup> ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED. Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR<sup>®</sup>, REALTORS<sup>®</sup>) and/or the quality of services they provide (MLS<sup>®</sup>, Multiple Listing Service<sup>®</sup>)

Listing information last updated on March 13th, 2025 at 6:32pm MDT