

\$389,800 - 10606 97 Avenue, Morinville

MLS® #E4463201

\$389,800

3 Bedroom, 1.50 Bathroom, 1,095 sqft

Single Family on 0.00 Acres

Morinville, Morinville, AB

Modern meets Retro Vibes! Youâ€™ll love the updates & feel the pride of ownership! This home offers comfort, style & peace of mind, perfect for families or anyone looking for a move-in-ready gem. Step inside the inviting living space filled w/natural light & a freshly painted main floor features a large spacious eat-in kitchen area with coffee bar hutch, 3 bedrooms, posh updated baths, & a dreamy primary w/ private 2-pce ensuite. The vintage styled basement has a huge rec rm to enjoy & a flex space that can easily be turned into a 4th bdrm. Upgrades: 2-stage furnace & tankless hot water system (10 months old), a newer roof, windows, water softener, electrical updates, new OTR microwave, smoke/CO2 detectors, extensive grading & new fencing. Outside, a garage for convenience & enjoy a landscaped yard w/a great patio area - perfect for kids to play, for relaxing or entertaining! Located in a desirable neighborhood close to parks, schools, & amenities, a wonderful place to create lasting memories. Act Now!

Built in 1978

Essential Information

MLS® # E4463201

Price \$389,800

Lease Rate \$21



Bedrooms	3
Bathrooms	1.50
Full Baths	1
Half Baths	1
Square Footage	1,095
Acres	0.00
Year Built	1978
Type	Single Family
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

Community Information

Address	10606 97 Avenue
Area	Morinville
Subdivision	Morinville
City	Morinville
County	ALBERTA
Province	AB
Postal Code	T8R 1E4

Amenities

Amenities	Hot Water Tankless
Parking Spaces	3
Parking	Single Garage Detached

Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Metal
Exterior Features	Fenced, Landscaped, Picnic Area, Playground Nearby, Schools
Roof	Asphalt Shingles

Construction	Wood, Metal
Foundation	Concrete Perimeter

Additional Information

Date Listed	October 23rd, 2025
Days on Market	2
Zoning	Zone 61

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® 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®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on October 25th, 2025 at 7:47am MDT