

## \$399,500 - 102 Grandin Drive, Morinville

MLS® #E4447287

### \$399,500

4 Bedroom, 1.50 Bathroom, 1,152 sqft

Single Family on 0.00 Acres

Morinville, Morinville, AB

For your consideration, this open & bright four level split is situated on a large corner lot across from the Morinville Community High School. It features 1150 sq. ft. of living space with 3+1 bedrooms, Primary bedroom has a 2 piece ensuite. Recent upgrades include new shingles, furnace, hot water tank, most of the windows, hardwood flooring on the upper level & central air conditioning. The yard is fully fenced & landscaped with a small garden and a large oversized 32' X 24' double garage. The home does require a little TLC.

Built in 1978

### Essential Information

MLS® #	E4447287
Price	\$399,500
Bedrooms	4
Bathrooms	1.50
Full Baths	1
Half Baths	1
Square Footage	1,152
Acres	0.00
Year Built	1978
Type	Single Family
Sub-Type	Detached Single Family
Style	4 Level Split
Status	Active



## Community Information

Address	102 Grandin Drive
Area	Morinville
Subdivision	Morinville
City	Morinville
County	ALBERTA
Province	AB
Postal Code	T0G 1P0

## Amenities

Amenities	Air Conditioner, Detectors Smoke, No Animal Home, No Smoking Home
Parking	Double Garage Detached, Over Sized

## Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Woodstove
Stories	4
Has Basement	Yes
Basement	Full, Finished

## Exterior

Exterior	Wood, Brick, Metal
Exterior Features	Corner Lot, Fenced, Flat Site, No Back Lane
Roof	Asphalt Shingles
Construction	Wood, Brick, Metal
Foundation	Concrete Perimeter

## Additional Information

Date Listed	July 11th, 2025
Days on Market	1
Zoning	Zone 61

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