

## \$395,000 - 9806 98 Street, Morinville

MLS® #E4442650

**\$395,000**

4 Bedroom, 2.00 Bathroom, 1,140 sqft

Single Family on 0.00 Acres

Morinville, Morinville, AB

Very well maintained 1100 sq ft Bi Level located in a great area in Morinville . This 4 bedroom 2 bathroom home with very private back yard with Newer Fence, Fruit Trees, shed and nice deck with gazebo. Oversized 24ft by 28 ft detached garage with high ceilings newer opener and door. Outside has newer stucco, shingles and windows. Basement is fully finished with family room lots of storage 2 good size bedrooms and bathroom.

Built in 1973

### Essential Information

MLS® #	E4442650
Price	\$395,000
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	1,140
Acres	0.00
Year Built	1973
Type	Single Family
Sub-Type	Detached Single Family
Style	Bi-Level
Status	Active

### Community Information

Address 9806 98 Street



Area	Morinville
Subdivision	Morinville
City	Morinville
County	ALBERTA
Province	AB
Postal Code	T8R 1G8

### **Amenities**

Amenities	Deck, Gazebo
Parking Spaces	4
Parking	Double Garage Detached, Over Sized

### **Interior**

Appliances	Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Refrigerator, Storage Shed, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Finished

### **Exterior**

Exterior	Wood, Stucco
Exterior Features	Fenced, Flat Site, Fruit Trees/Shrubs, Landscaped, Schools, Shopping Nearby
Roof	Asphalt Shingles, See Remarks
Construction	Wood, Stucco
Foundation	Concrete Perimeter

### **School Information**

Elementary	Four Winds / Notre Dame
Middle	Primeau
High	MCHS / Sturgeon Comp

### **Additional Information**

Date Listed	June 16th, 2025
Days on Market	1
Zoning	Zone 61

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