

\$528,000 - 9213 102 Street, Morinville

MLS® #E4435973

\$528,000

4 Bedroom, 3.50 Bathroom, 1,693 sqft

Single Family on 0.00 Acres

Morinville, Morinville, AB

Investor Alert! Mortgage Helper with Legal Suite! This stunning, modern 2-storey home is perfectly located in a convenient, sought-after neighbourhood—close to shopping, schools, parks, and major commuter routes.

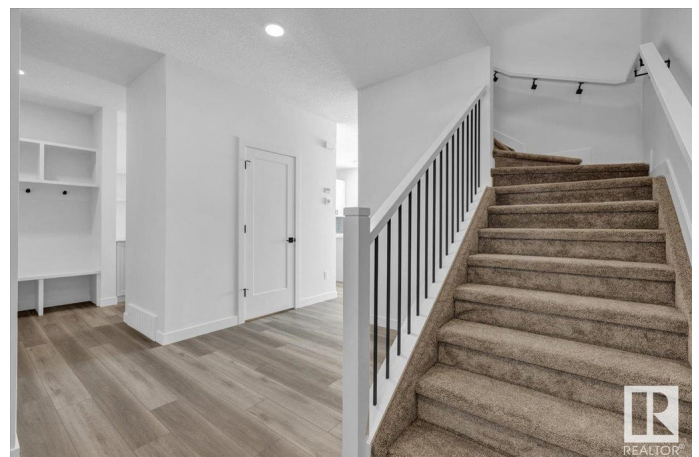
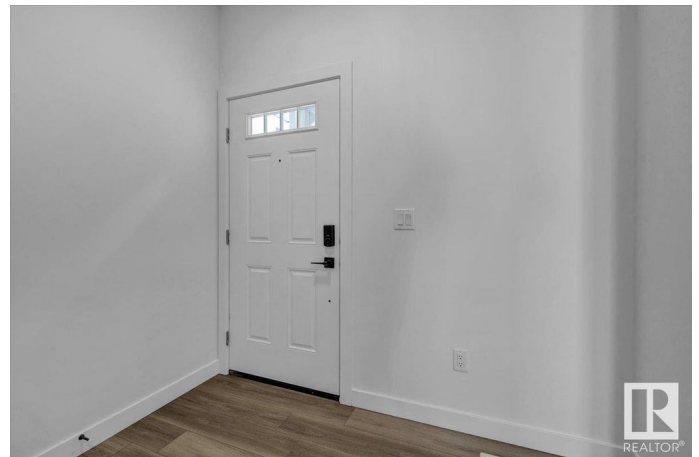
Thoughtfully designed for today's lifestyle, this property offers a double attached garage and a fully legal basement suite, providing an incredible mortgage helper or investment opportunity. The bright, open-concept main floor features a welcoming living room with a cozy electric fireplace, a sleek kitchen with quartz countertops, a large island, pantry, and stylish cabinetry. Upstairs, you'll find a spacious bonus room, laundry area, two bedrooms, and a 4-piece bathroom. The primary suite is a true retreat, offering a large walk-in closet and a luxurious 5-piece ensuite with dual sinks, a stand-up shower, and a relaxing soaker tub. The legal basement suite has its own private entrance and features a full kitchen, living area, bedroom, 4-piece bathroom, and laundry! *Photos are representative*

Built in 2025

Essential Information

MLS® # E4435973

Price \$528,000



Bedrooms	4
Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	1,693
Acres	0.00
Year Built	2025
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

Community Information

Address	9213 102 Street
Area	Morinville
Subdivision	Morinville
City	Morinville
County	ALBERTA
Province	AB
Postal Code	T8R 2R4

Amenities

Amenities	No Animal Home, No Smoking Home
Parking	Double Garage Attached

Interior

Interior Features	ensuite bathroom
Appliances	Refrigerators-Two, Stoves-Two, Dishwasher-Two, Microwave Hood Fan-Two
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Insert
Stories	3
Has Suite	Yes
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Stone, Vinyl
----------	--------------------

Exterior Features	Park/Reserve, Playground Nearby, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	May 12th, 2025
Days on Market	21
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 June 2nd, 2025 at 7:32am MDT