Courtesy Of Leslie Benson Of RE/MAX Elite

$445,900 - 8406 94 Street, Morinville

MLS® #E4457057

$445,900
3 Bedroom, 2.00 Bathroom, 1,462 sqft
Single Family on 0.00 Acres

Morinville, Morinville, AB

Welcome to South Glen! This gorgeous custom-built bilevel is over 1400 sq ft and is sure to impress. Pride of ownership shines the moment you walk in. The main floor offers vaulted ceilings, a chefâ€™s dream kitchen with granite counters, stainless steel appliances, and hardwood floors. The spacious living room features a cozy gas fireplace, while the eating nook opens to a composite, maintenance-free deck with gas BBQ hookup. Two good-sized bedrooms and a 4pc bath complete the main. Upstairs, the large primary suite features a walk-in closet and 4pc ensuite. The basement is untouched, ready for your vision. The oversized double garage is insulated and drywalled. This home truly shows 10/10!

Built in 2012

Essential Information

MLS® #	E4457057
Price	$445,900
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,462
Acres	0.00
Year Built	2012

Type	Single Family
Sub-Type	Detached Single Family
Style	Bi-Level
Status	Active

Community Information

Address	8406 94 Street
Area	Morinville
Subdivision	Morinville
City	Morinville
County	ALBERTA
Province	AB
Postal Code	T8R 0E5

Amenities

Amenities	Air Conditioner, Deck, Vaulted Ceiling, Natural Gas BBQ Hookup
Parking	Double Garage Attached, Insulated, Over Sized

Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings, See Remarks
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Mantel
Stories	1
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior	Wood, Stone, Vinyl
Exterior Features	Fenced, Landscaped
Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	September 10th, 2025

Days on Market	7
Zoning	Zone 61

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Listing information last updated on September 17th, 2025 at 1:32pm MDT