

Courtesy Of Matthew D Barry Of Exp Realty

## \$409,900 - 405 Grandin Drive, Morinville

MLS® #E4435967

**\$409,900**

4 Bedroom, 3.00 Bathroom, 1,485 sqft

Single Family on 0.00 Acres

Morinville, Morinville, AB

Discover this well cared for BUNGALOW in Morinville. The entrance has tile flooring and opens to the formal living/dining room with **HARDWOOD FLOORING**. The living room has a gas fireplace. The eat in kitchen has oak cabinetry, tile flooring, stainless steel appliances, tile back splash, pot/pan drawers and access to the **SOUTH FACING DECK**. There are three main floor bedrooms. The primary suite includes a walk in closet, a three piece ensuite and access to a three season sunroom. The main floor is complete with a guest four piece bathroom. The basement is fully finished with a large family room with gas stove, keeping it cozy, a fourth bedroom, laundry room and a large storage/hobby room. A double attached garage (18'10" x 19'9") completes this property. Upgrades to this home include central air conditioning, furnace (2010), shingles (approx. 2008) and so much more. A great place to call home!

Built in 1992

### Essential Information

MLS® #	E4435967
Price	\$409,900
Bedrooms	4
Bathrooms	3.00
Full Baths	3



Square Footage	1,485
Acres	0.00
Year Built	1992
Type	Single Family
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

### Community Information

Address	405 Grandin Drive
Area	Morinville
Subdivision	Morinville
City	Morinville
County	ALBERTA
Province	AB
Postal Code	T8R 1J1

### Amenities

Amenities	Air Conditioner, Deck, Sunroom, See Remarks
Parking	Double Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Garage Opener, Oven-Microwave, Refrigerator, Stove-Electric, Vacuum Systems, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Mantel, Tile Surround
Stories	2
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Brick, Vinyl
Exterior Features	Fenced, Landscaped, Public Transportation, Shopping Nearby, See Remarks
Roof	Asphalt Shingles
Construction	Wood, Brick, Vinyl

Foundation                      Concrete Perimeter

**Additional Information**

Date Listed                      May 12th, 2025

Days on Market                36

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 17th, 2025 at 1:17am MDT