# \$369,900 - 13 Laurel Drive, Morinville

MLS® #E4419003

#### \$369,900

3 Bedroom, 2.00 Bathroom, 1,489 sqft Land Lease Community on 0.00 Acres

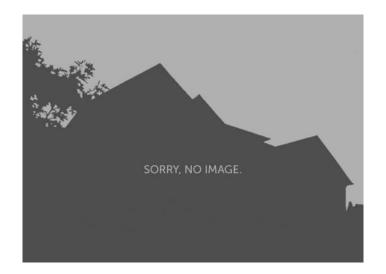
Morinville, Morinville, AB

**GORGEOUS MANUFACTURED HOME! This** exquisite former show home is privately situated in the meadows of Morinville, boasting just one neighboring property. The home showcases an open-concept living room, dining area, and a spacious kitchen complete with a breakfast bar, walk-in pantry, and stainless steel appliances. The living room features a vaulted ceiling, expansive windows, additional lighting, and ample space for your furnishings. The primary bedroom offers a large walk-in closet, expansive windows, and an extensive 5-piece ensuite with a jetted tub and dual sinks, conveniently located near the laundry room. At the opposite end of the home, you will find two generously sized junior bedrooms and a second 4-piece bathroom. The exterior presents a fully fenced, park-like yard with elevated flower beds, raspberry bushes, a storage shed, and a sizable deck with privacy screens. The garage is heated, insulated, and beautifully finished, providing abundant space for your vehicle and a workshop!!



# **Essential Information**

MLS® # E4419003 Price \$369,900



Bedrooms 3

Bathrooms 2.00

Full Baths 2

Square Footage 1,489

Acres 0.00

Year Built 2017

Type Land Lease Community

Sub-Type Detached Single Family

Style Bungalow

Status Active

# **Community Information**

Address 13 Laurel Drive

Area Morinville
Subdivision Morinville
City Morinville
County ALBERTA

Province AB

Postal Code T8R 2P7

#### **Amenities**

Parking Spaces 3

Parking Over Sized, Single Garage Detached

#### Interior

Interior Features ensuite bathroom

Appliances Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Microwave

Hood Fan, Refrigerator, Storage Shed, Stove-Electric, Washer

Heating Forced Air-1, Natural Gas

### **Exterior**

Exterior Wood
Construction Wood
Foundation Piling

#### **School Information**

Elementary Morinville Public

Middle G.H. Primeau

High M.C.H.S.

# **Additional Information**

Date Listed January 23rd, 2025

Days on Market 95

Zoning Zone 61

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Listing information last updated on April 28th, 2025 at 11:17am MDT