

## \$515,000 - 810 Grandin Drive, Morinville

MLS® #E4449190

**\$515,000**

3 Bedroom, 3.50 Bathroom, 1,610 sqft

Single Family on 0.00 Acres

Morinville, Morinville, AB

Rare find in magnificent MORINVILLE. This open concept 4 bedroom+4 bath home is ideal for a family. Upon entering the spacious foyer you will find on the main floor an open concept kitchen, living room and dining room, tons of counter space, including Island, stainless steel appliances(Stove 2025) and Corner pantry. There is a west facing backyard off of the dining room which offers an abundance of light and a very large two-tier exposed aggregate deck. There's a gas hookup for your barbecue and the gazebo(2023) that stays. The upstairs has three generous size bedrooms, closet organizers and the primary bedroom has four piece en suite with jacuzzi tub. The basement is fully developed with a four piece bathroom large bedroom and large flex room. This unicorn has a triple car insulated garage is heated,220v and has H+C water. Shingles 2024. Fenced Dog run with concrete and matching dog house.Double door shed included.Rare opportunity for the perfect family. Close to schools, parks and walking trails.

Built in 2003

### Essential Information

MLS® # E4449190

Price \$515,000



Bedrooms	3
Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	1,610
Acres	0.00
Year Built	2003
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	810 Grandin Drive
Area	Morinville
Subdivision	Morinville
City	Morinville
County	ALBERTA
Province	AB
Postal Code	T8R 1T9

### Amenities

Amenities	See Remarks
Parking	Triple Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioner-Window, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Storage Shed, Stove-Electric, Washer
Heating	Forced Air-1, Natural Gas
Stories	3
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Fenced, Flat Site
Roof	Asphalt Shingles

Construction	Wood, Vinyl
Foundation	Concrete Perimeter

**Additional Information**

Date Listed	July 23rd, 2025
Days on Market	8
Zoning	Zone 61

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Listing information last updated on July 31st, 2025 at 12:18pm MDT