# \$595,691 - 505 Grandin Drive, Morinville

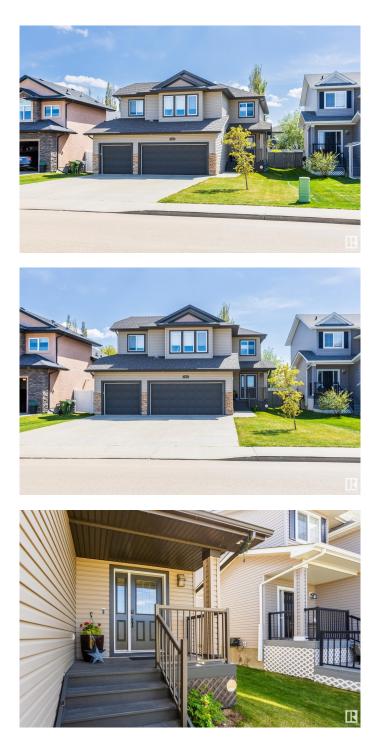
MLS® #E4437278

#### \$595,691

4 Bedroom, 3.50 Bathroom, 1,933 sqft Single Family on 0.00 Acres

Morinville, Morinville, AB

Welcome to this beautifully designed, open-concept home that combines modern features with family in mind. The spacious main level boasts a bright & airy layout, perfect for entertaining or everyday living, anchored by a stylish kitchen complete with granite countertops, NEW dishwasher & plenty of storage. Upstairs, you'II find 3 generous bedrooms, including a luxurious primary suite featuring a walk-in closet, a jetted tub & walk-in showerâ€"your personal retreat after a long day. A large bonus room offers endless possibilities as a media space, home office or play area. The basement adds even more value with additional living space, 4th bedroom, 3 piece bathroom, storage & a unique rock climbing wall, creating a fun & active space for young adventurers. Sunny south-facing, fully fenced yard complete with fruit trees & a covered deckâ€"ideal for year-round enjoyment. One of the STANDOUT FEATURE of this home is the triple car, heated garage with convenient overhead passthrough door to backyard. It has it all!



Built in 2012

### **Essential Information**

MLS® #	E4437278
Price	\$595,691

Bedrooms	4
Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	1,933
Acres	0.00
Year Built	2012
Туре	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

# **Community Information**

Address	505 Grandin Drive
Area	Morinville
Subdivision	Morinville
City	Morinville
County	ALBERTA
Province	AB
Postal Code	T8R 0E3

# Amenities

Amenities	Deck, Fire Pit
Parking Spaces	6
Parking	Heated, RV Parking, Triple Garage Attached

# Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Fan-Ceiling, Freezer, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings, TV Wall Mount
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Tile Surround
Stories	3
Has Basement	Yes
Basement	Full, Partially Finished
Extorior	

## Exterior

Exterior Wood, Vinyl

Exterior Features	Fenced, Fruit Trees/Shrubs, Landscaped, Picnic Area, Playground
	Nearby, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

#### **School Information**

Elementary	Notre Dame
Middle	Four Winds
High	M.C.H.S.

#### **Additional Information**

Date Listed	May 19th, 2025
Days on Market	22
Zoning	Zone 61

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Listing information last updated on June 9th, 2025 at 11:47pm MDT