

## \$690,000 - 10232 92a Avenue, Morinville

MLS® #E4427899

**\$690,000**

4 Bedroom, 3.50 Bathroom, 2,075 sqft

Single Family on 0.00 Acres

Morinville, Morinville, AB

Custom built Alves Home located in new subdivision Westwinds in Morinville. 4 bedrooms 3.5 bathrooms to this home with walkout basement backing onto lake with walking trail . Nice open kitchen with white cabinets, island large walk thru pantry with coffee station and microwave leading to a large back entrance and a 24ft by 22 ft heated garage. 2 electric fireplaces one on main level living room and one in bonus room upstairs. Large master bedroom with double sinks ,tub and separate shower. Laundry on second floor with 2 good size junior bedrooms. Basement is fully finished with bathroom ,bedroom and family room with wet bar and bar fridge plus walking out to backyard and lake. This is a show home that has many more extras in house to mention.

Built in 2024

### Essential Information

MLS® #	E4427899
Price	\$690,000
Bedrooms	4
Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	2,075
Acres	0.00



Year Built	2024
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	10232 92a Avenue
Area	Morinville
Subdivision	Morinville
City	Morinville
County	ALBERTA
Province	AB
Postal Code	T8R 1P7

### Amenities

Amenities	Deck, Walkout Basement
Parking	Double Garage Attached, Heated, See Remarks
Is Waterfront	Yes

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Oven-Microwave, Refrigerator, Stove-Gas, Washer, Wine/Beverage Cooler, Garage Heater, Wet Bar
Heating	Forced Air-1, In Floor Heat System, Natural Gas
Fireplace	Yes
Fireplaces	Wall Mount
Stories	3
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Stone, Vinyl
Exterior Features	Backs Onto Lake, Golf Nearby
Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl
Foundation	Concrete Perimeter

### Additional Information

Date Listed March 28th, 2025

Days on Market 22

Zoning Zone 61

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