

## \$274,500 - 4 Aspen Avenue, Morinville

MLS® #E4442806

**\$274,500**

4 Bedroom, 2.00 Bathroom, 1,507 sqft  
Land Lease Community on 0.00 Acres

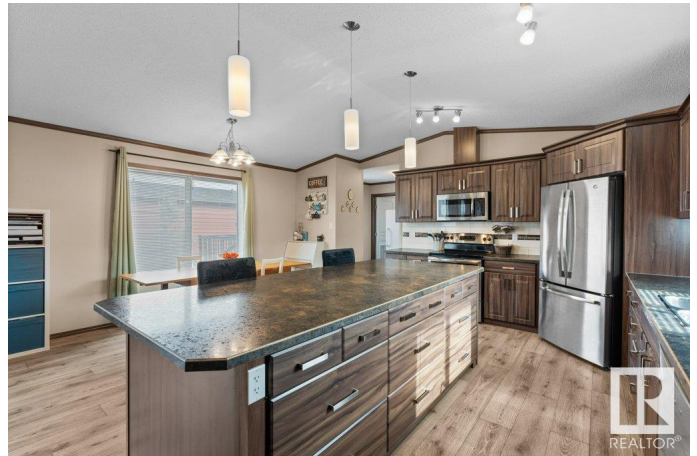
Morinville, Morinville, AB

Situated in the sought-after community of The Meadows in Morinville, this meticulously maintained 4-bedroom, 2-bathroom home offers over 1,500 sq. ft. of thoughtfully designed living space. Ideal for families or downsizers seeking the convenience of single-level living, this property provides both modern finishes and an abundance of storage options throughout. Spacious Layout in this home features four generously sized bedrooms, ensuring plenty of room for family members, guests, or even a home office. The open-concept design creates a welcoming environment, perfect for both day-to-day living and entertaining. One of the standout features of this home is the exceptional amount of storage. From expansive closets to well-planned cabinetry, every corner of this home is designed to keep your belongings organized and easily accessible. The large, well-appointed kitchen is a true highlight, with an abundance of cabinetry and counter space. Located near schools, parks, and all essential amenities

Built in 2017

### Essential Information

MLS® #	E4442806
Price	\$274,500



Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	1,507
Acres	0.00
Year Built	2017
Type	Land Lease Community
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

### Community Information

Address	4 Aspen Avenue
Area	Morinville
Subdivision	Morinville
City	Morinville
County	ALBERTA
Province	AB
Postal Code	T8R 2P7

### Amenities

Parking	2 Outdoor Stalls
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### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer
Heating	Forced Air-1, Natural Gas

### Exterior

Exterior	Prefab
Construction	Prefab
Foundation	Piling

### School Information

Elementary	Morinville Public School
Middle	Four winds
High	Morinville High School

### Additional Information

Date Listed June 17th, 2025

Days on Market 19

Zoning Zone 61

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Listing information last updated on July 6th, 2025 at 8:17pm MDT