

\$215,000 - 9704 104 St, Morinville

MLS® #E4460388

\$215,000

3 Bedroom, 1.00 Bathroom, 631 sqft
Single Family on 0.07 Acres

Morinville, Morinville, Alberta

Investor Alert! This 3-bedroom bi-level is an excellent income-producing property with long-term tenants already in place. Currently rented on a fixed-term lease until June 30, 2026, this home offers consistent cash flow from day one. While the property does require updating and is being sold in "as-is" condition, it presents a solid opportunity for those looking to add value over time. The functional bi-level layout includes a bright living area, three bedrooms, and a lower level with additional space for future development or renovations. Located in a convenient neighborhood close to schools, parks, and amenities, this property combines reliable tenancy with strong long-term potential. A great fit for investors seeking steady returns and the opportunity to improve value down the road. (id:6289)

Built in 1982

Essential Information

Listing #	E4460388
Price	\$215,000
Bedrooms	3
Bathrooms	1.00
Half Baths	1
Square Footage	631
Acres	0.07
Year Built	1982



Type	Single Family
Sub-Type	Freehold
Style	Bi-level

Community Information

Address	9704 104 St
Subdivision	Morinville
City	Morinville
Province	Alberta
Postal Code	T8R1C8

Amenities

Amenities	Schools, Shopping
Features	See remarks
Parking	Stall

Interior

Appliances	Refrigerator, Stove
Heating	Forced air
Has Basement	Yes

Listing Details

Listing Office	RE/MAX Real Estate
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