

\$650,000 - 61529 Range Road 443, Rural Bonnyville M.D.

MLS® #E4324255

\$650,000

Bedroom, Bathroom, 7,200 sqft
Industrial on 56.38 Acres

None, Rural Bonnyville M.D., AB

Great investment potential! Great Highway Frontage with 56 Acres! This 7200 sq.ft shop has 2 16x20 doors and a 24x20 scissor door in the rear. Middle of the shop has a partition with another 16x20 door, front shop space has a concrete floor and the rear does not. Both sides heated with natural gas radiant tube heaters, upgraded 3 phase power, filtration system for sandblasting in the back bay as well. In addition, the property also has a 2500 sq.ft relocatable office complex with offices and bunk rooms, meeting room and 2 bathrooms (This building previously had a leak that was not repaired and will need significant repairs completed). There are other outbuildings that may be of use as well, a large shed, seacan shelter, fabric quonset and an older 2-bedroom mobile home. Property sold as is where is without warranty or representation.

Built in 2011

Essential Information

MLS® #	E4324255
Price	\$650,000
Square Footage	7,200
Acres	56.38



Year Built	2011
Type	Industrial

Community Information

Address	61529 Range Road 443
Area	Bonnyville
Subdivision	None
City	Rural Bonnyville M.D.
Province	AB
Postal Code	T9N 1J6

Exterior

Construction	Post & Beam
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Additional Information

Date Listed	January 13th, 2023
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Listing information last updated on May 17th, 2024 at 11:01pm MDT