

\$110,250 - 3604 39 Avenue, Bonnyville

MLS® #A2255343

\$110,250

0 Bedroom, 0.00 Bathroom,
Land on 0.15 Acres

Bonnyville, Bonnyville, Alberta

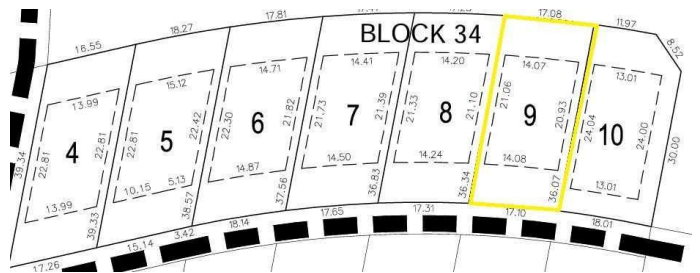
Affordable, family-friendly living just one block from Jesse Lake. This fully serviced 56 ft frontage lot in Lakeview Estates offer easy access to lakeshore walking trails, parks, and panoramic views – without the premium price of waterfront. Build your dream home with space for a triple garage in a quiet, cul-de-sac community. Plus, take advantage of the \$25,000 Town of Bonnyville new build grant and up to 5 years of property tax relief for homes completed in 2025. Listing agent has an indirect interest in the property.

Essential Information

MLS® #	A2255343
Price	\$110,250
Bathrooms	0.00
Acres	0.15
Type	Land
Sub-Type	Residential Land
Status	Active

Community Information

Address	3604 39 Avenue
Subdivision	Bonnyville
City	Bonnyville
County	Bonnyville No. 87, M.D. of
Province	Alberta
Postal Code	T9N 0E8



Amenities

Utilities Cable Available, Electricity at Lot Line, Water At Lot Line, Fiber Optics at Lot Line, High Speed Internet Available, Natural Gas at Lot Line, Phone At Lot Line, Underground Utilities

Exterior

Lot Description Back Lane, Level

School Information

District Northern Lights School Division No. 69

Additional Information

Date Listed September 8th, 2025
Days on Market 8
Zoning R1

Listing Details

Listing Office MaxWell Capital Realty

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.