

3606 39 Avenue
Bonnyville, Alberta

MLS # A2252860



\$110,250

Division: Bonnyville

Lot Size: 0.15 Acre

Lot Feat: Back Lane, Level

By Town: -

LLD: -

Zoning: R1

Water: -

Sewer: -

Utilities: Cable, Electricity at Lot Line, Water At Lot Line, Fiber Optics at Lot Line,

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.