

\$699,000 - 61515 Hwy 41, Rural Bonnyville M.d.

MLS® #E4443430

\$699,000

0 Bedroom, 0.00 Bathroom, 3,950 sqft
Industrial

None, Rural Bonnyville M.d., Alberta

It's the perfect time to invest in your own commercial shop! Located just north of the Bonnyville Airport on Highway 41, this impressive 3,950 sq. ft. shop sits on 9.62 acres and offers exceptional flexibility. Bay #1 features an 18'x16' powered overhead door and is 55' deep. Bay #2 runs 75' deep and includes a 14'x16' powered overhead door with a exhaust hood. The center dividing wall is removable to create one large open space, and both bays are heated with radiant tube heaters for maximum efficiency. The building is constructed on a concrete foundation with a wood frame. At the back of the second bay, you'll find a main-floor office, reception area, bathroom, and storage room. The upper mezzanine includes additional open office space, a kitchenette, and more storage. This property is fully serviced with power, natural gas, a drilled well, and two 3,000-gallon holding tanks for sewage and shop sump systems. Don't miss out on this rare opportunity to own a highly functional and well-equipped shop space. (id:6289)

Built in 2002

Essential Information

Listing #	E4443430
Price	\$699,000
Bathrooms	0.00



Square Footage	3,950
Year Built	2002
Type	Industrial

Community Information

Address	61515 Hwy 41
Subdivision	None
City	Rural Bonnyville M.d.
Province	Alberta
Postal Code	T9N2J6

Listing Details

Listing Office	Royal LePage Northern Lights Realty
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Listing information last updated on October 21st, 2025 at 4:31pm PDT