

# \$1,990,000 - 5506 50 Avenue, Bonnyville Town

MLS® #E4446371

**\$1,990,000**

0 Bedroom, 0.00 Bathroom,  
Retail on 0.00 Acres

Bonnyville, Bonnyville Town, AB

This commercial building has 8 bays, of which 5 are rented out and 3 are available for lease. Each bay has an overhead door in the back and all the units are set up for office space in the front and a washroom. The units available for lease can be customized to a potential tenants preference. This property has solid revenue with potential for increased return given the steady economy which is consistently growing, especially with the local oilfield activity. The vacant units can be viewed with minimal notice, but the leased units do require sufficient notice to allow the tenants to arrange a time for access, convenient to their schedule.

Built in 1978

## Essential Information

|            |             |
|------------|-------------|
| MLS® #     | E4446371    |
| Price      | \$1,990,000 |
| Lease Rate | \$12        |
| Bathrooms  | 0.00        |
| Acres      | 0.00        |
| Year Built | 1978        |
| Type       | Retail      |
| Status     | Active      |

## Community Information



|             |                 |
|-------------|-----------------|
| Address     | 5506 50 Avenue  |
| Area        | Bonnyville Town |
| Subdivision | Bonnyville      |
| City        | Bonnyville Town |
| County      | ALBERTA         |
| Province    | AB              |
| Postal Code | T9N 2K8         |

### **Exterior**

|              |            |
|--------------|------------|
| Exterior     | Wood Frame |
| Construction | Wood Frame |

### **Additional Information**

|                |                |
|----------------|----------------|
| Date Listed    | July 6th, 2025 |
| Days on Market | 109            |
| Zoning         | Zone 60        |

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Listing information last updated on October 23rd, 2025 at 8:02pm MDT