

# \$549,000 - Nw 25-62-2 W4, Rural Bonnyville M.D.

MLS® #E4447226

**\$549,000**

0 Bedroom, 0.00 Bathroom,  
Rural on 145.36 Acres

None, Rural Bonnyville M.D., AB

145-Acre Prime Land Opportunity in Cold Lake! Discover an exceptional 145.36 acre parcel of land ideally situated immediately adjacent to the City of Cold Lake, offering unparalleled potential for development or private ownership, just steps from the incredible Grand Centre Golf Course. This expansive, near-full quarter section presents a rare opportunity to own a significant piece of land in one of Alberta's most sought-after regions, perfect for residential development purposes, capitalizing on its proximity to the city and growing regional demand, or for creating a sprawling private estate or agricultural venture. Combining urban convenience with expansive rural charm, this property offers endless possibilities for large-scale projects or personal enjoyment, making it an incredible investment in the heart of Cold Lake's growth corridor.



## Essential Information

MLS® #	E4447226
Price	\$549,000
Bathrooms	0.00
Acres	145.36
Type	Rural
Sub-Type	Vacant Lot/Land
Status	Active

**Community Information**

Address	Nw 25-62-2 W4
Area	Rural Bonnyville M.D.
Subdivision	None
City	Rural Bonnyville M.D.
County	ALBERTA
Province	AB
Postal Code	T9M 1P1

**Exterior**

Exterior Features   Flat Site, Golf Nearby, See Remarks

**Additional Information**

Date Listed	July 10th, 2025
Days on Market	3
Zoning	Zone 60

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Listing information last updated on July 12th, 2025 at 11:32pm MDT