

## \$950,000 - 4702 54 Avenue, Bon Accord

MLS® #E4417970

**\$950,000**

0 Bedroom, 0.00 Bathroom,  
Single Family on 70.93 Acres

Bon Accord, Bon Accord, AB

70.93 acres located on NW Corner of LILY LAKE ROAD (RR235) and 54 ave in Town of BON ACCORD. It is well located piece of land, just north of the corner of HWY 28 & LILY LAKE RD (RR235). This excellent parcel of land is almost immediately developable into Residential, business and industrial type of developments. Town of BON ACCORD is very co-operative pro-development locality situated right on HWY 28 (about 15 minutes from city of Edmonton's northern boundary). Town of BON ACCORD can be accessed from Edmonton through HWY 28A (via Manning Drive) and through HWY 28 going north via 97 St. NW.

### Essential Information

|           |                 |
|-----------|-----------------|
| MLS® #    | E4417970        |
| Price     | \$950,000       |
| Bathrooms | 0.00            |
| Acres     | 70.93           |
| Type      | Single Family   |
| Sub-Type  | Vacant Lot/Land |
| Status    | Active          |

### Community Information

|             |                |
|-------------|----------------|
| Address     | 4702 54 Avenue |
| Area        | Bon Accord     |
| Subdivision | Bon Accord     |



|             |            |
|-------------|------------|
| City        | Bon Accord |
| County      | ALBERTA    |
| Province    | AB         |
| Postal Code | T0A 0K0    |

### Exterior

|                   |   |
|-------------------|---|
| Exterior Features | Playground Nearby, Schools, See Remarks |
| Lot Description   | 941743.852                              |

### Additional Information

|                |                    |
|----------------|--------------------|
| Date Listed    | January 14th, 2025 |
| Days on Market | 96                 |
| Zoning         | Zone 61            |

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Listing information last updated on April 20th, 2025 at 1:02am MDT