

# **\$399,000 - Ne,13,65,2,4 Birch Ridge Estates, Rural Bonnyville M.D.**

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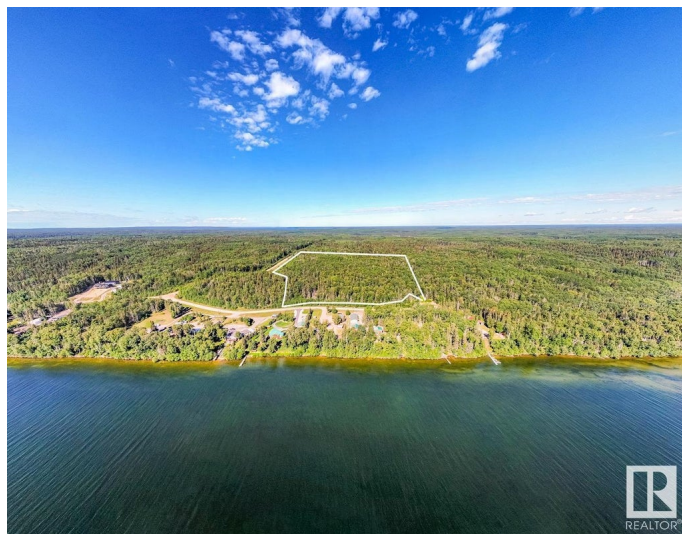
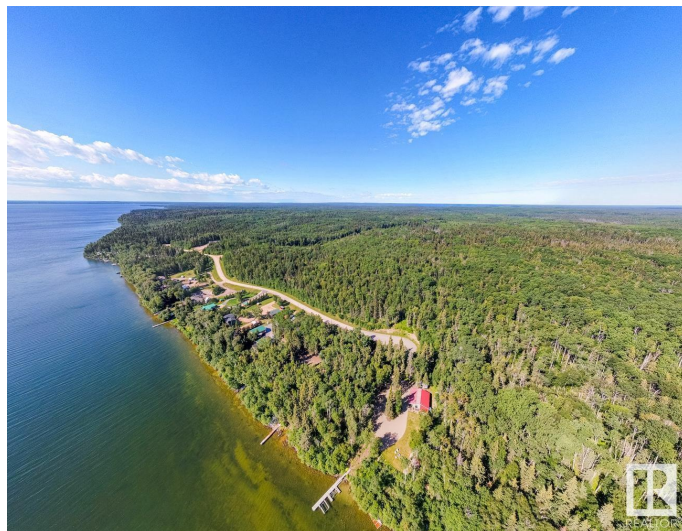
MLS® #E4308488

**\$399,000**

0 Bedroom, 0.00 Bathroom,  
Rural on 18.63 Acres

Birch Ridge Estates, Rural Bonnyville M.D.,  
AB

Rare Opportunity!.. Amazing treed 18.63 acre parcel of land with awesome lake views! Located in Birch Ridge Estates. Currently used for recreational purposes. A perfect place to build your dream home (next to Crown Land). Quick access to the lake. Community boat launch area just across the road. If you are looking for peace and quite with a range of possibilities, look no further! From recreational use to building a large private get away or to just invest in subdividable land across form beautiful Cold Lake.



## **Essential Information**

MLS® #	E4308488
Price	\$399,000
Bathrooms	0.00
Acres	18.63
Type	Rural
Sub-Type	Vacant Lot/Land
Status	Active

## **Community Information**

Address	Ne,13,65,2,4 Birch Ridge Estates
Area	Rural Bonnyville M.D.
Subdivision	Birch Ridge Estates

City	Rural Bonnyville M.D.
County	ALBERTA
Province	AB
Postal Code	T9M 1P1

### **Exterior**

Exterior Features Beach Access, Boating, Hillside, Lake View, Park/Reserve, Private Setting, Subdividable Lot, Treed Lot

### **Additional Information**

Date Listed	August 9th, 2022
Days on Market	984
Zoning	Zone 60

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Listing information last updated on April 19th, 2025 at 12:17pm MDT