



44001 TWP RD 615A Rural Bonnyville M.D. AB

\$300,000

6 bedroom 2 bathroom acreage currently renting monthly for \$800 a room. A private 5.5 acres situated centrally between Cold Lake and Bonnyville; 2 miles south of Ardmore. Each room is equipped with beds, a TV and small fridge. Open concept living room, dining area and kitchen, with loads of espresso cabinetry. The house comes with all furniture and appliances. The water source is a 5000 gallon cistern, and the septic tank is to code for 6 bedrooms. Also an affordable option as a spacious single family home with options for an office, playroom, exercise room etc. A wise investment either way. The home is very well maintained and in great condition.

Listing Presented By:



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