

## \$32,000 - 5246 54 Street, Lamont

MLS® #E4442439

**\$32,000**

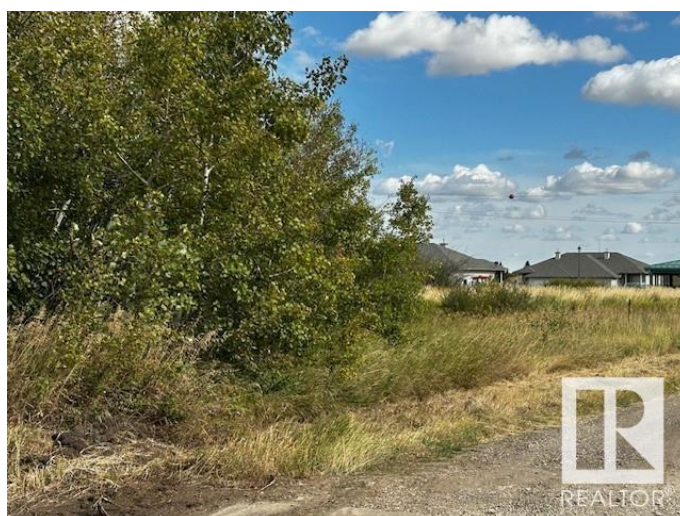
0 Bedroom, 0.00 Bathroom,  
Single Family on 0.00 Acres

Lamont, Lamont, AB

An Amazing Value.... for this huge lot located walking distance just north of the Lamont active modern hospital. Adjacent lot for sale as well. Great investment property for an immediate build or as a long term investment. Many options in regards to the type of building from single to family to multitenant to possible business venture. Lamont with its K-12 schools , indoor and outdoor recreational facilities and vibrant downtown core is only 15 minutes east on Highway 15 from the Fort Saskatchewan/Redwater Industrial Corridor and is on a major highway route to the Conklin/Fort McMurray oil activity. Edmonton is only 40 minutes to the southwest and Fort Saskatchewan is only 15 minutes west on Highway 15. Elk Island National Park with its abundance of wildlife and outdoor activities is only 3 paved miles to the South. A Big Opportunity...

### Essential Information

|           |                 |
|-----------|-----------------|
| MLS® #    | E4442439        |
| Price     | \$32,000        |
| Bathrooms | 0.00            |
| Acres     | 0.00            |
| Type      | Single Family   |
| Sub-Type  | Vacant Lot/Land |
| Status    | Active          |



## Community Information

|             |                |
|-------------|----------------|
| Address     | 5246 54 Street |
| Area        | Lamont         |
| Subdivision | Lamont         |
| City        | Lamont         |
| County      | ALBERTA        |
| Province    | AB             |
| Postal Code | T0B 2R0        |

## Exterior

Exterior Features Flat Site, Schools, Shopping Nearby

## School Information

|            |        |
|------------|--------|
| Elementary | Lamont |
| Middle     | Lamont |
| High       | Lamont |

## Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | June 12th, 2025 |
| Days on Market | 84              |
| Zoning         | Zone 62         |

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Listing information last updated on September 4th, 2025 at 1:02pm MDT