

Courtesy Of Kris Trajano Of RE/MAX River City

## \$120,000 - 4823 47 Avenue, Evansburg

MLS® #E4410112

**\$120,000**

0 Bedroom, 0.00 Bathroom,  
Industrial on 0.00 Acres

Evansburg, Evansburg, AB

Discover a remarkable opportunity in the charming town of Evansburg! Just a few blocks from Grand Trunk's newly renovated high school, this versatile property boasts UND zoning, making it ideal for a variety of uses. Once home to a popular bottle depot, this well-constructed standalone building spans 2,040 square feet and sits on a 5,400 SF lot with rear alley access. Featuring a full bathroom with a stand-up shower, a locked storage room, commercial high bay lighting, overhead warehouse door & additional side entrance, this space is ready for your vision—whether you wish to refresh the existing structure or start anew. With options for a new single family home, multi-family project, or community or recreational facility, the potential is limitless. Don't miss out on this prime location offered at a great price, available immediately!



Built in 1955

### Essential Information

MLS® #	E4410112
Price	\$120,000
Bathrooms	0.00
Acres	0.00
Year Built	1955
Type	Industrial

Status Active

### Community Information

Address 4823 47 Avenue  
Area Evansburg  
Subdivision Evansburg  
City Evansburg  
County ALBERTA  
Province AB  
Postal Code T0E 0T0

### Exterior

Exterior Block  
Construction Block

### Additional Information

Date Listed October 11th, 2024  
Days on Market 154  
Zoning Zone 70

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Listing information last updated on March 14th, 2025 at 11:47am MDT