

## \$34,000 - 5245 55 Street, Lamont

MLS® #E4442440

**\$34,000**

0 Bedroom, 0.00 Bathroom,  
Single Family on 0.00 Acres

Lamont, Lamont, AB

Excellent Value...for this oversized huge lot with many possibilities from single family to multifamily to commercial. Located just north and walking distance to the Lamont active and modern hospital. Adjacent lot is also for sale. Great immediate build or long term investment property with many possible options. Lamont has an active K-12 school system, outdoor and indoor recreational facilities and a vibrant downtown core. It is only 15 minutes east on Highway 15 from the City of Fort Saskatchewan and only 40 minutes northeast of Edmonton. Elk Island national Park is only 3 paved miles to the south. The Heartland Industrial Corridor (Fort Saskatchewan/Redwater) is only 15 minutes west on Highway 15. Another Tempting Buy... City Living Country Style...

### Essential Information

MLS® #	E4442440
Price	\$34,000
Bathrooms	0.00
Acres	0.00
Type	Single Family
Sub-Type	Vacant Lot/Land
Status	Active

### Community Information



Address	5245 55 Street
Area	Lamont
Subdivision	Lamont
City	Lamont
County	ALBERTA
Province	AB
Postal Code	T0B 2R0

## Exterior

Exterior Features Private Setting, Schools, Shopping Nearby

## Additional Information

Date Listed	June 13th, 2025
Days on Market	68
Zoning	Zone 62

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED. Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on August 20th, 2025 at 2:32am MDT