

\$453,500 - On Township Road 464, Rural Wetaskiwin No. 10, County of

MLS® #A2254130

\$453,500

0 Bedroom, 0.00 Bathroom,
Land on 159.00 Acres

NONE, Rural Wetaskiwin No. 10, County of,
Alberta

Prime opportunity to own 159 acres of predominantly hay land, offering excellent agricultural potential and passive income. This well-maintained property features a dugout for water access, perimeter fencing (in need of repair), and two oil leases generating a combined annual income of \$8,498. Whether you're looking to expand your farming operation, graze livestock, or invest in income-producing land, this parcel checks all the boxes. Peaceful rural setting with productive soil and established infrastructure â€” a rare find with multiple revenue streams!



Essential Information

MLS® #	A2254130
Price	\$453,500
Bathrooms	0.00
Acres	159.00
Type	Land
Sub-Type	Residential Land
Status	Active

Community Information

Address	On Township Road 464
Subdivision	NONE
City	Rural Wetaskiwin No. 10, County of

County	Wetaskiwin No. 10, County of
Province	Alberta
Postal Code	T0C0A0

Additional Information

Date Listed	September 3rd, 2025
Days on Market	3
Zoning	90

Listing Details

Listing Office	Moore's Realty Ltd.
----------------	---------------------

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.