

\$45,000 - 128 2 Avenue W, Rockyford

MLS® #A2240279

\$45,000

0 Bedroom, 0.00 Bathroom,
Land on 0.18 Acres

NONE, Rockyford, Alberta

Yes, really. Just \$45,000 for a fully serviced lot in the heart of Rockyfordâ€™Southern Albertaâ€™s hidden gem.

Rockyford isnâ€™t just another small town. Itâ€™s the kind of place where neighbours wave, kids ride their bikes to the rink, and weekends are made for farmersâ€™ markets, rodeos, and backyard BBQs. Just 45 minutes to Calgary and 20 minutes from Strathmore, you get the peace and pace of rural lifeâ€™without losing the perks of city proximity.

And itâ€™s only getting better.

A brand-new green space is being developed right behind these lotsâ€™featuring walking paths, picnic areas, and open space for families, dogs, and downtime. This isnâ€™t just land. Itâ€™s lifestyle.

The lot? Fully serviced with municipal water, sewer, gas, and power right to the line. Thereâ€™s even a property tax incentive program to help stretch your budget further when you build.

Whether youâ€™re a first-time buyer ready to ditch the rent, an investor eyeing potential, or someone chasing quiet country morningsâ€™this lot is your launch pad.

Big opportunity. Bigger heart. Welcome to Rockyford.



Let's walk the land together. TOTAL OF 5
LOTS AVAILABLE

Essential Information

MLS® #	A2240279
Price	\$45,000
Bathrooms	0.00
Acres	0.18
Type	Land
Sub-Type	Residential Land
Status	Active

Community Information

Address	128 2 Avenue W
Subdivision	NONE
City	Rockyford
County	Wheatland County
Province	Alberta
Postal Code	T0J 2R0

Exterior

Lot Description	Backs on to Park/Green Space, Cleared
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Additional Information

Date Listed	July 18th, 2025
Days on Market	49
Zoning	R-1

Listing Details

Listing Office	RE/MAX Key
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