

# \$519,900 - 52504 Rge Road 32, Duffield

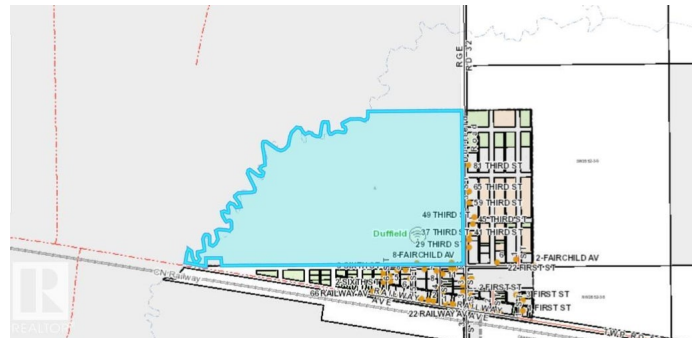
MLS® #E4451726

**\$519,900**

0 Bedroom, 1.00 Bathroom,  
Single Family on 120.25 Acres

Duffield, Duffield, AB

Located right in the heart of Duffield, this rare 120-acre parcel offers endless opportunities for farming, recreation, or future development. With expansive open land, it's an ideal setting for agricultural use or a private retreat. An existing home is on the property but requires demolition, making this a perfect land-value purchase. Whether you're looking for space to build or invest in future possibilities, this property offers incredible potential within the community.



## Essential Information

|            |                 |
|------------|-----------------|
| MLS® #     | E4451726        |
| Price      | \$519,900       |
| Bathrooms  | 1.00            |
| Full Baths | 1               |
| Acres      | 120.25          |
| Type       | Single Family   |
| Sub-Type   | Vacant Lot/Land |
| Style      | 2 Storey        |
| Status     | Active          |

## Community Information

|             |                   |
|-------------|-------------------|
| Address     | 52504 Rge Road 32 |
| Area        | Duffield          |
| Subdivision | Duffield          |
| City        | Duffield          |

|             |         |
|-------------|---------|
| County      | ALBERTA |
| Province    | AB      |
| Postal Code | T0E 0N0 |

### Amenities

|               |                  |
|---------------|------------------|
| Parking       | 2 Outdoor Stalls |
| Is Waterfront | Yes              |

### Interior

|         |             |
|---------|-------------|
| Heating | Natural Gas |
|---------|-------------|

### Exterior

|                   |                                                                                                                                    |
|-------------------|------------------------------------------------------------------------------------------------------------------------------------|
| Exterior Features | Backs Onto Park/Trees, Corner Lot, Creek, Flat Site, Golf Nearby, Playground Nearby, Recreation Use, Subdividable Lot, See Remarks |
| Lot Description   | 120 acres                                                                                                                          |

### Additional Information

|                 |                  |
|-----------------|------------------|
| Date Listed     | August 7th, 2025 |
| Days on Market  | 85               |
| Zoning          | Zone 90          |
| Foreclosure     | Yes              |
| RE / Bank Owned | Yes              |

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Listing information last updated on October 31st, 2025 at 3:33pm MDT