



## 4000 Noble Road Armstrong British Columbia

\$2,500,000

Unlock the potential of this exceptional 9+ acre parcel, ideally located just inside Armstrong's city limits at the high-visibility corner of Noble Road and Fraser Road. With city services already available on Fraser Road, this property offers a rare combination of convenience, elevation, and future growth potential. Currently zoned CR (Country Residential), the new Official Community Plan designates this land as Medium Density Residential--making it a dream opportunity for developers ready to bring new housing to the community. Noble Road bisects a portion of the property and will require dedication to the City of Armstrong as part of the development process. While a portion of the land extends into a scenic ravine that will remain preserved as green space, the elevated buildable areas offer outstanding potential for thoughtfully designed residential communities. Whether you're an experienced developer or a visionary investor, this land checks all the boxes for your next big project. Opportunity like this doesn't come around often--this might just be the sign you've been waiting for. (id:6769)

Listing Presented By:



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