

# **HOME SALES & RENTALS**

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Box 2277, 2020 Washington Street, Rossland BC V0G 1Y0



# **ASPEN GROVE**

\$650,000

# **Development Opportunity**

The Opportunity is for 5 acres plus the concept and start of development plan for 18 luxury condo townhomes called Aspen Grove.

Development plans for Aspen Grove include: site engineering, building plans, marketing collateral, website, community engagement data. The vision of Aspen Grove is for 5 contemporary buildings: two and three-bedroom suites, covered parking, storage, generous exterior sun decks with great views.

Aspen Grove's vision is to integrate sustainability with a way of living. The buildings are designed to be net zero ready and built towards the BC Energy Step Code 5. These are really beautiful looking buildings. 3.5 acres of park to remain natural and unbuilt, maintaining existing walking trails. Buyer can modify plans to suit cost and their vision.

Seller has adjacent property Lot 3 Highway 3B (accessed from Maple and Spruce in Pinewood subdivision), MLS#2465879 also for sale.

## **FEATURES**

Development opportunity

Preserved views.

City water, sewer.

City water, sewer.

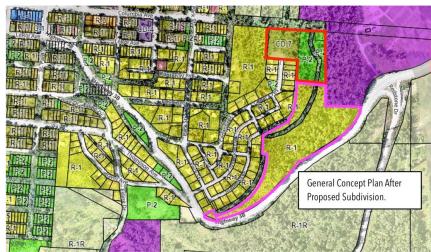
Natural Gas.

Access to trails.

Environmental consulting assistance from seller.









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