




11920 N Armstrong Ave Clovis, CA 93619

\$499,950

This rare 6.68+- Acre buildable lot with a domestic well consists of two assessor parcel numbers (APN #581-030-17S, 1.12+- Acres and APN#581-050-63S, 5.56+-Acres) and is located in the thriving north Clovis countryside area. Perfect for the hobby farmer or individual looking for some more space enjoy all the perks of country living with the convenience of the city just minutes away. Situated in Appaloosa Acres the property is in the highly acclaimed Clovis Unified School District and is just a short drive to various shopping destinations, walking trails, and restaurants. The property also offers beautiful views of the picturesque rolling hills and sierras. Don't miss out on your chance to build your dream home in this highly sought out area!

Directions: From the intersection of Armstrong Ave and Copper Ave drive east to Armstrong. Turn left. Drive north past Silaxo Road and the subject property is located on the east side of the road.

ML#:582158		Cross Street	Silaxo Road
Property Type	Land/Lots	County	Fresno
Property Subtype	Single Family	School District	Clovis Unified
APN	58103017S	High School	Clovis North
Lot Sq Ft (approx)	290981	Junior High School	Granite Ridge
	6.6800	Grade School	Riverview
Price/Acre	74,842.81		

<p>Presented By:</p>  <p>July 2022</p>	<p>Ronnie Silva Lic: 01399739</p> <p>Primary: 559-970-6910 Secondary: 559-485-0759</p> <p>Fax: E-mail: ronnie@ronsilvarealty.com</p>	<p>Ron Silva Realty, Inc Office Lic.: 01514246</p> <p>5021 S. Elm Fresno, CA 93706 559-485-0759</p> <p>See our listings online: http://www.ronsilvarealty.com</p>
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