

1114 240 STREET

Langley, BC



3 HOMES ON A PICTURESQUE 20.29 ACRE LOT!

Situated in the scenic farmland of the Otter District, this vast property embodies mature gardens and lush trees. Great potential for monthly revenue or you can build your own dream estate!



\$2,650,000

MLS: R2540982
TYPE: 3 Homes with Acreage



Sold Date: Frontage (feet): **333.99** Original Price: **\$2,650,000**
 Meas. Type: **Feet** Bedrooms: **3** Approx. Year Built: **1954**
 Depth / Size: **2646.33** Bathrooms: **2** Age: **67**
 Lot Area (sq.ft.): **883,832.40** Full Baths: **2** Zoning: **RU-2**
 Flood Plain: Half Baths: **0** Gross Taxes: **\$7,836.08**
 Rear Yard Exp: **East** For Tax Year: **2020**
 Council Apprv?: Tax Inc. Utilities?:
 If new, GST/HST inc?: P.I.D.: **009-256-334**
 Tour:

View: **No :**
 Complex / Subdiv:
 Services Connected: **Electricity, Natural Gas, Septic**
 Sewer Type: **Septic**

Style of Home: **2 Storey**
 Construction: **Frame - Wood**
 Exterior: **Vinyl, Wood**
 Foundation: **Concrete Perimeter**
 Rain Screen: Reno. Year:
 Renovations: R.I. Plumbing:
 # of Fireplaces: **1** R.I. Fireplaces:
 Fireplace Fuel: **Natural Gas** Metered Water:
 Water Supply: **Well - Drilled**
 Fuel/Heating: **Forced Air, Natural Gas**
 Outdoor Area: **Balcny(s) Patio(s) Dck(s)**
 Type of Roof: **Asphalt**

Total Parking: **10** Covered Parking: **6** Parking Access:
 Parking: **Add. Parking Avail., DetachedGrge/ Carport, RV Parking Avail.**
 Dist. to Public Transit: Dist. to School Bus:
 Title to Land: **Freehold NonStrata**
 Property Disc.: **Yes**
 PAD Rental:
 Fixtures Leased: **No :**
 Fixtures Rmvd: **No :**
 Floor Finish: **Other**

Legal: **LOT 3 SECTION 10 TOWNSHIP 10 NEW WESTMINSTER DISTRICT PLAN 10151**

Amenities:

Site Influences: **Greenbelt, Private Setting, Private Yard, Rural Setting, Treed**
 Features:

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Living Room	0' x 0'			x			x
Main	Dining Room	0' x 0'			x			x
Main	Kitchen	0' x 0'			x			x
Main	Bedroom	0' x 0'			x			x
Main	Bedroom	0' x 0'			x			x
Below	Bedroom	0' x 0'			x			x
Below	Storage	0' x 0'			x			x
		x			x			x
		x			x			x
		x			x			x
Finished Floor (Main): 1,713 # of Rooms:7 Bath Floor # of Pieces Ensuite? Outbuildings								
Finished Floor (Above): 0 # of Kitchens: 1 1 Main 4 No Barn:								
Finished Floor (Below): 1,713 # of Levels: 2 2 Below 4 No Workshop/Shed:								
Finished Floor (Basement): 0 Suite: None 3 No Pool:								
Finished Floor (Total): 3,426 sq. ft. Crawl/Bsmt. Height: 4 No Garage Sz:								
Unfinished Floor: 0 Beds in Basement: 0 Beds not in Basement: 3 5 No Grg Dr Ht:								
Grand Total: 3,426 sq. ft. Basement: None 6 No								

GOT ANY QUESTIONS ABOUT THE REAL ESTATE MARKET?

Let's connect!

JOEL & TYLER* SCHACTER

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RE/MAX Treeland Realty



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**GOT ANY QUESTIONS ABOUT
THE REAL ESTATE MARKET?**

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MARK DANA

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RE/MAX Treeland Realty

Not intended to solicit properties currently listed for sale or individuals currently under contract with a Brokerage





VIRTUAL OPEN HOUSE

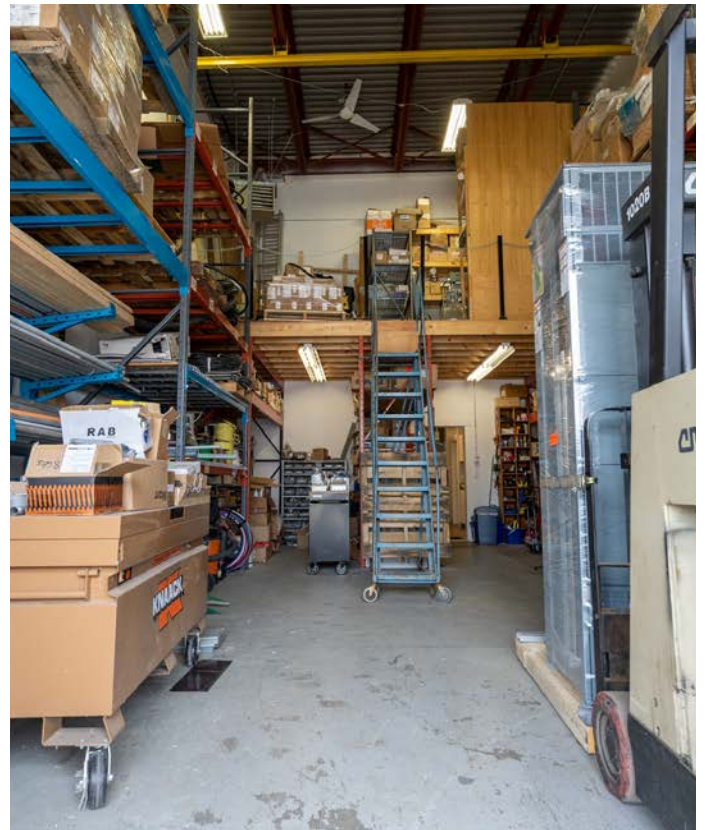


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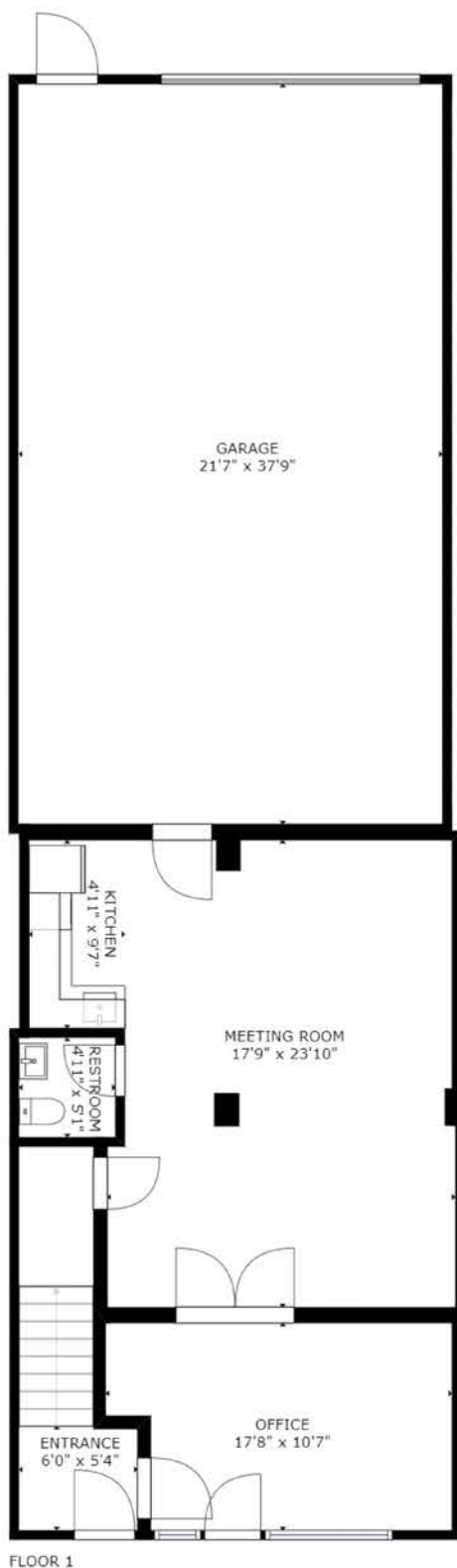
MORE INFORMATION



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MATTERPORT FLOOR PLAN



GROSS INTERNAL AREA
FLOOR 1: 689 sq ft, FLOOR 2: 518 sq ft
EXCLUDED AREAS: , GARAGE: 814 sq ft
TOTAL: 1207 sq ft
SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.

