

<b>Depth/Size (ft):</b>		<b>Bedrooms:</b>	1	<b>Approx. Year Built:</b>	9999
<b>Frontage (ft):</b>		<b>Bathrooms:</b>	0	<b>Age:</b>	999
<b>Lot Area: (Acres)</b>	3.00	<b>Full Baths:</b>	0	<b>Zoning:</b>	A2
<b>Flood Plain:</b>		<b>Half Baths:</b>	0	<b>Gross Taxes:</b>	\$4,752.59
<b>Rear Yard Exp:</b>				<b>For Tax Year:</b>	2022
<b>View:</b>				<b>P.I.D.:</b>	002-182-009

<b>Style of Home:</b>	Other	<b>Parking:</b>	
<b>Construction:</b>	Other	<b>Covered Parking:</b>	
<b>Exterior:</b>	Other	<b>Parking Access:</b>	Front
<b>Foundation:</b>		<b>Parking:</b>	Open,Other
<b>Rain Screen:</b>		<b>Locker:</b>	
<b>Renovations:</b>		<b>Units in Dev:</b>	
<b># of Fireplaces:</b>		<b>Distance to:</b>	
<b>Water Supply:</b>	Well - Drilled	<b>Title to Land:</b>	Freehold NonStrata
<b>Fuel/Heating:</b>	Other	<b>Property Disc:</b>	Yes
<b>Outdoor Area:</b>	None	<b>PAD Rental:</b>	
<b>Type of Roof:</b>	Other	<b>Fixtures Leased:</b>	No
<b>Floor Finish:</b>		<b>Fixtures Rmvd:</b>	No

**View:**

**Mgmt. Company:**

**Complex / Subdiv:**

**Services Connected:** Electricity,Septic,Water

**Legal:** LOT 5 SECTION 16 TOWNSHIP 15 NEW WESTMINSTER DISTRICT PLAN 11814

**Amenities:**

**Site Influences:** Greenbelt,Private Yard

**Features:**

**Bylaw Restrict:**

**Listing Broker(s):** Royal LePage Brent Roberts Realty

Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Bedroom	0' x 0'			
Main	Kitchen	0' x 0'			
Main	Dining Room	0' x 0'			
Main	Living Room	0' x 0'			

<b>Finished Floor (Main):</b>	1,010 sqft	<b># Of Rooms:</b>	4	<b>Bathroom Floor</b>	<b># of Pieces</b>	<b>Ensuite?</b>
<b>Finished Floor (Above):</b>	0 sqft	<b># Of Kitchens:</b>	1			No
<b>Finished Floor (Below):</b>	0 sqft	<b># Of Levels:</b>	1			
<b>Finished Floor (Bsmt):</b>	0 sqft	<b>Suite:</b>	None			
<b>Finished Floor (Total):</b>	1,010 sqft	<b>Crawl/Bsmt Height:</b>				
<b>Unfinished Floor:</b>	0 sqft	<b>Basement:</b>	None			
<b>Grand Total:</b>	1,010 sqft	<b>Beds In Bsmt:</b>	0 / 1			
		<b># Of Pets:</b>				

\*\*\*INVESTOR ALERT\*\*\*\* 3 Acres Land available in the Wonnock area of Maple Ridge. Land comes with a 1,500 sq ft shop. Bring in your ideas for your dream house or hold as an investment. Newly drilled and tested Artisan Well. Septic Plan filed for 5 bedroom building. Geotechnical Report available. Lots of potential with this property. Live among the beauty of nature near Whonnock Lake!