

Depth/Size (ft):	907.79	Bedrooms:	3	Approx. Year Built:	1999
Frontage (ft):	375.17	Bathrooms:	2	Age:	25
Lot Area: (Acres)	7.12	Full Baths:	2	Zoning:	RU-1
Flood Plain:		Half Baths:	0	Gross Taxes:	\$8,229.77
Rear Yard Exp:	Northeast			For Tax Year:	2023
View:	No			P.I.D.:	019-167-890

Style of Home:	Manufactured/Mobile,Rancher/Bungalow	Parking:	Total: 10 - Covered: 10
Construction:	Frame - Wood	Covered Parking:	10
Exterior:	Brick,Vinyl	Parking Access:	Front
Foundation:		Parking:	DetachedGrge/Carport,Garage; Double,RV Parking Avail.
Rain Screen:		Locker:	
Renovations:		Units in Dev:	
# of Fireplaces:	1 - Fuel: Natural Gas	Distance to:	
Water Supply:	City/Municipal	Title to Land:	Freehold NonStrata
Fuel/Heating:	Baseboard,Electric,Heat Pump	Property Disc:	Yes
Outdoor Area:	Fenced Yard,Patio(s)	PAD Rental:	
Type of Roof:	Asphalt	Fixtures Leased:	No
Floor Finish:	Laminate,Vinyl/Linoleum	Fixtures Rmvd:	No

View:	No
Mgmt. Company:	
Complex / Subdiv:	
Services Connected:	Electricity,Natural Gas,Septic,Water
Legal:	LOT 2 LANGLEY TOWNSITE TOWNSHIP 11 NEW WESTMINSTER DISTRICT PLAN LMP21914
Amenities:	Workshop Detached
Site Influences:	Golf Course Nearby,Private Setting,Private Yard,Recreation Nearby,Rural Setting,Shopping Nearby
Features:	Air Conditioning,CltH Wsh/Dryr/Frdg/Stve/DW,Storage Shed
Bylaw Restrict:	
Listing Broker(s):	RE/MAX Treeland Realty

Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Living Room	16'1 x 19'2	Main	Bedroom	12'3 x 11'1
Main	Dining Room	16'1 x 7'11	Main	Walk-In Closet	4'11 x 4'1
Main	Kitchen	12'2 x 12'11	Main	Laundry	9'8 x 12'0
Main	Eating Area	10'9 x 12'11	Main	Foyer	7'5 x 12'6
Main	Primary Bedroom	13'5 x 15'6			
Main	Walk-In Closet	5'3 x 6'0			
Main	Bedroom	12'3 x 11'1			

Finished Floor (Main):	1,830 sqft	# Of Rooms:	11	Bathroom Floor	# of Pieces	Ensuite?
Finished Floor (Above):	0 sqft	# Of Kitchens:	1	Main	4	No
Finished Floor (Below):	0 sqft	# Of Levels:	1	Main	3	Yes
Finished Floor (Bsmt):	0 sqft	Suite:	None			
Finished Floor (Total):	1,830 sqft	Crawl/Bsmt Height:				
Unfinished Floor:	0 sqft	Basement:	Crawl			
Grand Total:	1,830 sqft	Beds In Bsmt:	0 / 3			
		# Of Pets:				

A long road leads you to this picturesque, completely private, nestled in nature 2 residence property on McKinnon Cres! With 7.1 acres you have acreage living yet a zip around the corner to all that Fort Langley offers in terms of amenities, shopping and lifestyle! The beautiful Rancher has been well maintained & has 1830 sq ft, 3 bdrms & 2 bths. Step out to the huge covered patio for year round enjoyment. The double wide mobile includes 1570 sq ft, 3 bdrms, 2 bthrms, & would be great as a mortgage helper or for family! There is covered RV/boat parking and car buffs will love the shop with multiple bays, and massive mezzanine above! Tons of parking and this is truly a sanctuary in a dream location~ a couple of minutes to golf course, Houston trail, & all amenities! Don't miss this one!