## R2924853 House/Single Family

## 38201 JONES ROAD MISSION

Dewdney Deroche, V0M 1H0

**Residential Detached** \$1,700,000 (LP)

Depth/Size (ft): (5.24AC) Frontage (ft): 344.00 5.24 Lot Area: (Acres) Flood Plain: Yes Rear Yard Exp:

6 Bedrooms: Bathrooms: 2 **Full Baths:** 2 Half Baths: 0 Approx. Year Built: 1978 Age: 46 Zoning: ΔG-4 **Gross Taxes:** \$3,167.93 For Tax Year: 2024

P.I.D.: 023-081-198

Style of Home: Construction:

Split Entry Frame - Wood

Yes

**Covered Parking:** 

Exterior:

Vinyl Foundation:

**Parking Access:** Parking:

Open, RV Parking Avail.

Rain Screen: Renovations:

> 1 - Fuel: Wood Sandpoint

Units in Dev: Distance to: Title to Land:

Parking:

Locker:

Freehold NonStrata

Water Supply: Fuel/Heating: **Outdoor Area:** 

# of Fireplaces:

Forced Air, Propane Gas Balcny(s) Patio(s) Dck(s) **Property Disc: PAD Rental:** 

Nο

Type of Roof: Floor Finish:

Asphalt

**Fixtures Leased:** Fixtures Rmvd:

No No

View:

Yes: Mountain, River, Farmland

Mgmt. Company: Complex / Subdiv:

Services Connected: Electricity, Septic, Water

Legal:

PARCEL A, PLAN LMP22058, SECTION 28, TOWNSHIP 20, NEW WESTMINSTER LAND DISTRICT, MANUFACTURED HOME REG.# 2010

Amenities: Barn, Garden, Workshop Detached

Site Influences:

ClthWsh/Dryr/Frdg/Stve/DW Features:

**Bylaw Restric:** 

Listing Broker(s): HomeLife Advantage Realty Ltd, HomeLife Advantage Realty Ltd

Floor Floor Dimensions Type Dimensions Type Main Living Room 14'10 x 18'10 Below Eating Area 10'9 x 11'1 Main Dining Room 11'2 x 11'6 Below Kitchen 17'2 x 6'4 Main Kitchen 12'1 x 11'2 Below Flex Room 14'9 x 20' Main Primary Bedroom 14'7 x 10'10 Below Bedroom 11'9 x 15'8 Main Bedroom 10'7 x 10'10 Below Bedroom 15'8 x 14'11 Main Bedroom 10'8 x 13'2 Below Bedroom 14'10 x 12'11 8'6 x 11'2 Main Laundry

Finished Floor (Main): 1,485 sqft Finished Floor (Above): 0 saft Finished Floor (Below): 1,660 sqft Finished Floor (Bsmt): 0 sqft Finished Floor (Total): 3,145 sqft **Unfinished Floor:** 0 sqft

3,145 sqft

# Of Rooms: 13 # Of Kitchens: 2 # Of Levels: 2

Other. Unauthorized Suite: Suite

Crawl/Bsmt Height:

**Basement:** Fully Finished

**Beds In Bsmt:** 0/6

# Of Pets:

**Bathroom Floor** # of Pieces Ensuite? Main Nο Below 4 No

5+ acre farm overlooking the Fraser River with 2 separate dwellings on a dead-end road 10min from Mission! Main home has 6 beds, 2 baths, basement suite, and a double garage. Second home is 4 bed, 2 bath mobile. Both homes have updated furnaces & hot water tanks and separate driveways. The property includes multiple outbuildings w/3 barns measuring - 30' x 110', 50' x 110', and 80' x 145' - providing space for animals, storage or rental properties. A heated double bay workshop offers the perfect setting for projects and storage. The farm is serviced by an 800-amp electrical system, with four separate 200-amp meters for the main house, mobile, main barn, and the cement barn. The perfect property for your agricultural venture or an investment with multiple rental opportunities.

**Grand Total:**