



Presented by:  
**Nicky Tu PREC\***

Keller Williams Elite Realty  
Phone: 604-767-5913

nickyhmtu@gmail.com

**kw ELITE REALTY**  
KELLERWILLIAMS.

**Active**  
**R2337200**

Board: N  
Other

**2126 TAMARACK STREET**

PG City Central (Zone 72)

VLA

V2L 2T7

Land  
**\$39,900** (LP)  
(SP)



Sold Date:		Original Price:	<b>\$54,900</b>
Frontage (feet):	<b>0.00</b>	Subdiv/Complex:	
Meas. Type:	<b>Feet</b>	P.I.D.:	<b>013-437-992</b>
Frontage (metres):	<b>0.00</b>	Taxes:	<b>\$1,776.16</b>
Depth:	<b>0</b>	For Tax Year:	<b>2018</b>
Price/SqFt:		Zoning:	<b>RT1</b>
Sub-Type:		Rezoneable?	<b>Not Known</b>
Flood Plain:	<b>No</b>		
Exposure:	<b>West</b>		
Permitted Use:			
Title to Land:	<b>Freehold NonStrata</b>		
Tour:			
View - Specify			

Lot Area

Acres:	<b>0.13</b>
Hect:	<b>0.05</b>
SqFt:	<b>5,600.00</b>
SqM:	<b>520.26</b>

Sanitary Sewer: **Available**  
Storm Sewer: **Available**  
Water Supply: **City/Municipal**  
Electricity: **Available**  
Natural Gas: **Available**  
Telephone Service: **On Property**  
Cable Service: **On Property**  
Prospectus: **Not Required**  
Develop Permit?: **No**  
Bldg Permit Apprv: **No**  
Building Plans: **Not Available**  
Perc Test Avail: **No**  
Perc Test Date:

Property Access: **Allowed Access**  
Parking Access:  
Fencing:  
Property in ALR/FLR: **No**

Information Pkg: **No**  
Sign on Property: **Y**  
Sketch Attached: **No**  
Property Disclosure: **Yes**  
Trees Logged: **No**

Legal: **LOT B, PLAN PGP8433, DISTRICT LOT 777, LAND DISTRICT 05**

Site Influences:  
Restrictions: **None**

Listing Broker 1: **RE/MAX Centre City Realty**  
Listing Broker 2:  
Listing Broker 3:

**Sold as is - where is. Access to building is not permitted. House inhabitable.**



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**Active**  
**R2317450**

Board: F  
Other

**37 8400 SHOOK ROAD**

Mission  
Hatzic  
NON ONO

Land  
**\$54,900** (LP)  
(SP)



Sold Date:  
Frontage (feet): **40.00**  
Meas. Type: **Feet**  
Frontage (metres):  
Depth: **35**  
Price/SqFt:  
Sub-Type:  
Flood Plain: **Yes**  
Exposure:  
Permitted Use: **Recreational**  
Title to Land: **Undivided Interest**  
Tour:  
View - Specify

Original Price: **\$54,900**  
Subdiv/Complex: **The Everglades Resort**  
P.I.D.: **905-003-591**  
Taxes: **\$1,467.00**  
For Tax Year: **2018**  
Zoning: **REC**  
Rezoneable? **No**

Lot Area

Acres: **0.03**  
Hect: **0.01**  
SqFt: **1,400.00**  
SqM: **130.06**

Sanitary Sewer: **Community**  
Storm Sewer: **Available**  
Water Supply: **Community**  
Electricity: **Available**  
Natural Gas: **Not Available**  
Telephone Service: **Available Nearby**  
Cable Service: **Not Available**  
Prospectus: **Not Required**  
Develop Permit?: **No**  
Bldg Permit Apprv: **No**  
Building Plans: **Not Available**  
Perc Test Avail: **No**  
Perc Test Date:

Property Access: **Road Access**  
Parking Access:  
Fencing:  
Property in ALR/FLR: **No**

Information Pkg: **Yes**  
Sign on Property: **Y**  
Sketch Attached: **No**  
Property Disclosure: **No**  
Trees Logged: **No**

Legal: **PARCEL A (REFERENCE PLAN 11458) OF LOT 3 SEC 25 TWP 17 PLAN 9621 EXCEPT PART SUBDIVIDED BY PLAN 20065 NWD & DL 6498**  
Site Influences: **GRP 1 NWD**  
Restrictions: **Central Location, Paved Road, Shopping Nearby**  
**Building**

Listing Broker 1: **RE/MAX Little Oak Realty (Mission)**  
Listing Broker 2:  
Listing Broker 3:

**The Everglades Resort on Hatzic Lake - Bare lot 1 from the water right beside common area road. Could buy cabin as well #37 with it list price. See MLS# R2317447. Own your own get-a-way. Why pay camping fees. Only \$1467.00 including taxes per year. Gated community.**



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**Active**  
**R2376072**

Board: N  
Other

**10487 103 STREET**

Fort St. John (Zone 60)  
Taylor  
VOC 2K0

Land  
**\$64,000** (LP)  
(SP)



Sold Date:		Original Price:	<b>\$64,000</b>
Frontage (feet):	<b>50.00</b>	Subdiv/Complex:	
Meas. Type:	<b>Feet</b>	P.I.D.:	<b>005-071-267</b>
Frontage (metres):	<b>0.00</b>	Taxes:	<b>\$1,577.00</b>
Depth:	<b>105</b>	For Tax Year:	<b>2019</b>
Price/SqFt:		Zoning:	<b>R2</b>
Sub-Type:		Rezoneable?	<b>No</b>
Flood Plain:	<b>No</b>		
Exposure:	<b>West</b>		
Permitted Use:	<b>Other</b>		
Title to Land:	<b>Freehold NonStrata</b>		
Tour:			
View - Specify	<b>OPEN FIELD</b>		

Lot Area	
Acres:	<b>0.12</b>
Hect:	<b>0.05</b>
SqFt:	<b>5,250.00</b>
SqM:	<b>487.74</b>

Sanitary Sewer: **Community**  
Storm Sewer: **Nearby**  
Water Supply: **Community**  
Electricity: **Available**  
Natural Gas: **Available**  
Telephone Service: **Available Nearby**  
Cable Service: **Available Nearby**  
Prospectus: **Not Required**  
Develop Permit?: **No**  
Bldg Permit Apprv: **No**  
Building Plans: **Not Available**  
Perc Test Avail: **No**  
Perc Test Date:

Property Access: **Road Access**  
Parking Access: **Front**  
Fencing: **None**  
Property in ALR/FLR: **No**  
  
Information Pkg: **No**  
Sign on Property: **Y**  
Sketch Attached: **No**  
Property Disclosure: **Yes**  
Trees Logged: **No**

Legal: **LOT 11, BLOCK 10, PLAN 7715, SECTION 36, TOWNSHIP 82, RANGE 18, WEST OF THE 6TH MERIDIAN, PEACE RIVER LAND DISTRICT, EXCEPT THE WEST 25 FT**  
Site Influences: **Cleared, Golf Course Nearby, Lane Access, Paved Road**  
Restrictions: **Subj. to Final Approval**

Listing Broker 1: **CENTURY 21 ENERGY REALTY (SOREB)**  
Listing Broker 2:  
Listing Broker 3:

**Contingent. Located on a corner, at the edge of town, with an open field across the road make this an attractive property to own. Access to the property from three sides give you more options for your home and garage placement. All services are already in place and ready for you to move and set up your modular home. Drive by, have a look.**



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**kw** ELITE REALTY  
KELLERWILLIAMS.

**Active**  
**R2327603**

Board: N  
Other

**TAZMA CRESCENT**

Fort Nelson (Zone 64)  
Fort Nelson - Rural  
VOC 1R0

Land  
**\$129,000** (LP)  
(SP)



Sold Date:		Original Price:	<b>\$129,000</b>
Frontage (feet):	<b>0.00</b>	Subdiv/Complex:	
Meas. Type:	<b>Feet</b>	P.I.D.:	<b>017-001-234</b>
Frontage (metres):	<b>0.00</b>	Taxes:	<b>\$21.91</b>
Depth:	<b>0</b>	For Tax Year:	<b>2018</b>
Price/SqFt:		Zoning:	<b>A-1</b>
Sub-Type:		Rezoneable?	<b>Not Known</b>
Flood Plain:	<b>No</b>		
Exposure:	<b>South</b>		
Permitted Use:	<b>Mixed</b>		
Title to Land:	<b>Freehold NonStrata</b>		
Tour:			
View - Specify			

Lot Area

Acres:	<b>122.07</b>
Hect:	<b>49.40</b>
SqFt:	<b>0.00</b>
SqM:	<b>0.00</b>

Sanitary Sewer: **None**  
Storm Sewer: **None**  
Water Supply: **None**  
Electricity: **Available**  
Natural Gas: **Available**  
Telephone Service: **Available Nearby**  
Cable Service: **Available Nearby**  
Prospectus: **Not Required**  
Develop Permit?: **No**  
Bldg Permit Apprv: **No**  
Building Plans: **Not Available**  
Perc Test Avail: **No**  
Perc Test Date:

Property Access: **Road Access**  
Parking Access:  
Fencing:  
Property in ALR/FLR: **Yes - Agricultural Land Reserve**

Information Pkg: **No**  
Sign on Property: **Y**  
Sketch Attached: **Yes**  
Property Disclosure: **No**  
Trees Logged: **No**

Legal: **DISTRICT LOT 170 PEACE RIVER DISTRICT EXCEPT PLAN BCP42279**

Site Influences: **Gravel Road, Private Setting, Shopping Nearby**  
Restrictions: **None**

Listing Broker 1: **Northern Homes Real Estate**  
Listing Broker 2:  
Listing Broker 3:

**Rare opportunity to own a prime parcel of farmland that has access to natural gas and cable! Partially in hay that has been leased to a local farmer, but ideal for your own horses. Perfect location for developing your dream home!**



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**Active**  
**R2317447**

Board: F  
Other

**35 8400 SHOOK ROAD**

Mission  
Hatzic  
V2V 7L2

Land  
**\$129,900** (LP)  
(SP)



Sold Date:		Original Price:	<b>\$129,900</b>
Frontage (feet):	<b>30.00</b>	Subdiv/Complex:	<b>The Everglades Resort</b>
Meas. Type:	<b>Feet</b>	P.I.D.:	<b>905-003-575</b>
Frontage (metres):		Taxes:	<b>\$1,467.00</b>
Depth:	<b>50</b>	For Tax Year:	<b>2018</b>
Price/SqFt:		Zoning:	<b>REC</b>
Sub-Type:		Rezoneable?	<b>No</b>
Flood Plain:	<b>Yes</b>		
Exposure:			
Permitted Use:	<b>Recreational</b>		
Title to Land:	<b>Undivided Interest</b>		
Tour:			
View - Specify			

Lot Area

Acres:	<b>0.03</b>
Hect:	<b>0.01</b>
SqFt:	<b>1,500.00</b>
SqM:	<b>139.35</b>

Sanitary Sewer: **Community**  
Storm Sewer: **Available**  
Water Supply: **Community**  
Electricity: **Available**  
Natural Gas: **Not Available**  
Telephone Service: **Available Nearby**  
Cable Service: **Not Available**  
Prospectus: **Not Required**  
Develop Permit?: **No**  
Bldg Permit Apprv: **No**  
Building Plans: **Not Available**  
Perc Test Avail: **No**  
Perc Test Date:

Property Access: **Road Access**  
Parking Access:  
Fencing:  
Property in ALR/FLR: **No**

Information Pkg: **Yes**  
Sign on Property: **Y**  
Sketch Attached: **No**  
Property Disclosure: **No**  
Trees Logged: **No**

Legal: **PARCEL A (REFERENCE PLAN 11458) OF LOT 3 SEC 25 TWP 17 PLAN 9621 EXCEPT PART SUBDIVIDED BY PLAN 20065 NWD & DL 6498**  
Site Influences: **GRP 1 NWD**  
Restrictions: **Central Location, Paved Road, Shopping Nearby**  
**Building**

Listing Broker 1: **RE/MAX Little Oak Realty (Mission)**  
Listing Broker 2:  
Listing Broker 3:

**The Everglades Resort on Hatzic Lake - welcome to your summer home at the lake with a 500 SF cabin huge user area lots of parking, steps from the water with common area road right beside. Loads of potential. Don't miss. Bare lot next to cabin MLS#R2317450 to make this a huge Get-A-Way at the lake. Gated community with clubhouse only \$1467.00 per year including taxes.**



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**Active**  
**R2359743**

Board: H  
Other

**6969 MARBLE HILL ROAD**

Chilliwack  
Eastern Hillside  
V4Z 1J6

Land  
**\$279,900** (LP)  
(SP)



Sold Date: Frontage (feet): **101.00** Meas. Type: **Feet** Frontage (metres): **0.00** Depth: **437** Price/SqFt: Sub-Type: Flood Plain: **Yes** Exposure: **North** Permitted Use: **House/Single Family** Title to Land: **Freehold NonStrata** Tour: View - Specify

Original Price: **\$279,900**  
Subdiv/Complex: P.I.D.: **008-904-553**  
Taxes: **\$1,384.93**  
For Tax Year: **2018**  
Zoning: **RH**  
Rezoneable?

Lot Area  
Acres: **1.12**  
Hect: **0.45**  
SqFt: **48,787.00**  
SqM: **4,532.46**

Sanitary Sewer: **Septic**  
Storm Sewer: **None**  
Water Supply: **None**  
Electricity: **At Lot Line**  
Natural Gas: **At Lot Line**  
Telephone Service: **On Property**  
Cable Service: **On Property**  
Prospectus: **Not Required**  
Develop Permit?: **No**  
Bldg Permit Apprv: **No**  
Building Plans: **Not Available**  
Perc Test Avail:  
Perc Test Date:

Property Access: **Road Access**  
Parking Access:  
Fencing: **None**  
Property in ALR/FLR: **No**  
  
Information Pkg: **No**  
Sign on Property: **N**  
Sketch Attached: **No**  
Property Disclosure: **No**  
Trees Logged: **No**

Legal: **LOT 5, PLAN NWP27560, SECTION 16, TOWNSHIP 2, RANGE 29, MERIDIAN W6, NEW WESTMINSTER LAND DISTRICT**

Site Influences: **Cleared, Gravel Road, Private Setting, Rural Setting**

Restrictions: **None**

Listing Broker 1: **Royal LePage - Wolstencroft**

Listing Broker 2:

Listing Broker 3:

**Seeking a Private Getaway? Not too far from town yet far enough away. This jewel is waiting for you and your dream home. Court Ordered Sale.**





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**Active**  
**R2251400**

Board: V  
 Other

**Lot 1 MARINE DRIVE**

Sunshine Coast  
 Gibsons & Area  
 VON 1V0

Land  
**\$329,900** (LP)  
 (SP)



Sold Date:		Original Price:	<b>\$349,900</b>
Frontage (feet):	<b>170.00</b>	Subdiv/Complex:	
Meas. Type:	<b>Feet</b>	P.I.D.:	<b>024-090-433</b>
Frontage (metres):		Taxes:	<b>\$2,021.25</b>
Depth:	<b>IRR</b>	For Tax Year:	<b>2017</b>
Price/SqFt:		Zoning:	<b>RU1</b>
Sub-Type:		Rezoneable?	
Flood Plain:			
Exposure:	<b>Southeast</b>		
Permitted Use:	<b>House/Single Family</b>		
Title to Land:	<b>Freehold NonStrata</b>		
Tour:			

Lot Area

Acres:	<b>1.27</b>
Hect:	<b>0.51</b>
SqFt:	<b>55,190.00</b>
SqM:	<b>5,127.32</b>

View - Specify

**Water**

Sanitary Sewer: **None**  
 Storm Sewer: **Nearby**  
 Water Supply: **City/Municipal**  
 Electricity: **Nearby**  
 Natural Gas: **Nearby**  
 Telephone Service: **Available Nearby**  
 Cable Service: **Available Nearby**  
 Prospectus: **Not Required**  
 Develop Permit?: **No**  
 Bldg Permit Apprv: **No**  
 Building Plans: **Not Available**  
 Perc Test Avail:  
 Perc Test Date:

Property Access: **Road Access**  
 Parking Access:  
 Fencing:  
 Property in ALR/FLR:  
  
 Information Pkg: **Yes**  
 Sign on Property:  
 Sketch Attached: **Yes**  
 Property Disclosure: **No**  
 Trees Logged: **No**

Legal: **PL LMP37260 LT 1 BLK B DL 694 LD 36 GRP 1**

Site Influences:  
 Restrictions: **Restrictive Covenant**

Listing Broker 1: **RE/MAX Oceanview Realty**  
 Listing Broker 2:  
 Listing Broker 3:

**Large 1.27 Acre building site. Perfect place for your dream home, just minutes to Soames Hill park, beaches, the town of Gibsons and the Langdale Ferry. Lower Gibsons has many amenities, shops and restaurants all overlooking the ocean. Great property for those who love to walk along the Granthams Landing beaches or enjoy watersports like kayaking or stand-up paddle boarding during the summer months. Lot 2 is also available next door at 1.08 acres.**



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**Active**  
**R2375264**

Board: N  
Other

**DL 5110 HOOVER BAY ROAD**

100 Mile House (Zone 10)  
Canim/Mahood Lake  
VOK 1J0

Land  
**\$457,000** (LP)  
(SP)



Sold Date:		Original Price:	<b>\$457,000</b>
Frontage (feet):	<b>1,350.00</b>	Subdiv/Complex:	
Meas. Type:	<b>Feet</b>	P.I.D.:	<b>013-420-038</b>
Frontage (metres):	<b>0.00</b>	Taxes:	<b>\$26.43</b>
Depth:	<b>1350</b>	For Tax Year:	<b>2018</b>
Price/SqFt:		Zoning:	<b>RR1</b>
Sub-Type:		Rezoneable?	
Flood Plain:	<b>Exempt</b>		
Exposure:	<b>South</b>		
Permitted Use:	<b>House/Single Family</b>		
Title to Land:	<b>Freehold NonStrata</b>		
Tour:			
View - Specify	<b>SOUTH-FACING</b>		

Lot Area	
Acres:	<b>27.50</b>
Hect:	<b>11.13</b>
SqFt:	<b>0.00</b>
SqM:	<b>0.00</b>

Sanitary Sewer: **None**  
Storm Sewer: **None**  
Water Supply: **None**  
Electricity: **Nearby**  
Natural Gas: **Not Available**  
Telephone Service: **Not Available**  
Cable Service: **Not Available**  
Prospectus: **Not Required**  
Develop Permit?: **No**  
Bldg Permit Apprv: **No**  
Building Plans: **Not Available**  
Perc Test Avail: **No**  
Perc Test Date:

Property Access: **Road Access**  
Parking Access:  
Fencing: **None**  
Property in ALR/FLR: **No**

Information Pkg: **Yes**  
Sign on Property: **Y**  
Sketch Attached: **No**  
Property Disclosure: **No**  
Trees Logged: **No**

Legal: **DISTRICT LOT 5110 LILLOOET LAND DISTRICT HOOVER BAY**

Site Influences: **Private Setting, Rural Setting, Treed, Waterfront Property**  
Restrictions: **None**

Listing Broker 1: **NAI Commercial**  
Listing Broker 2: **NAI Commercial**  
Listing Broker 3:

**Court-ordered Sale. 27.5 acres of south-facing waterfront on Canim Lake. All offers are subject to court approval.**





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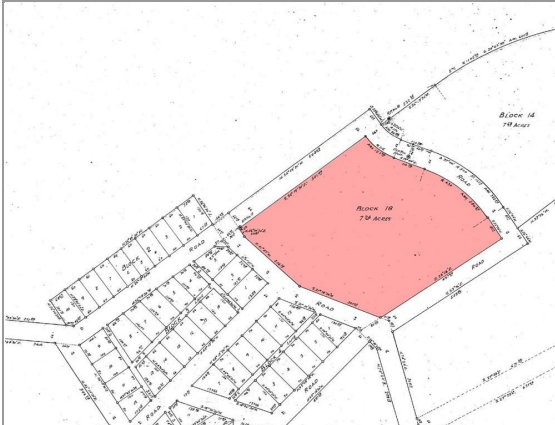
**Active**  
**R2356804**

Board: N  
 Other

**BLK 18 ALDER AVENUE**

Prince Rupert (Zone 52)  
 Port Edward  
 V0V 1G0

Land  
**\$549,000** (LP)  
 (SP)



Sold Date:		Original Price:	<b>\$549,000</b>
Frontage (feet):	<b>0.00</b>	Subdiv/Complex:	
Meas. Type:	<b>Feet</b>	P.I.D.:	<b>012-439-282</b>
Frontage (metres):	<b>0.00</b>	Taxes:	<b>\$5,642.70</b>
Depth:	<b>0</b>	For Tax Year:	<b>2018</b>
Price/SqFt:		Zoning:	<b>RM3</b>
Sub-Type:		Rezoneable?	
Flood Plain:			
Exposure:	<b>Northwest</b>		
Permitted Use:	<b>Other</b>		
Title to Land:	<b>Freehold NonStrata</b>		
Tour:			
View - Specify			

Lot Area	
Acres:	<b>7.24</b>
Hect:	<b>2.93</b>
SqFt:	<b>0.00</b>
SqM:	<b>0.00</b>

Sanitary Sewer: **Available**  
 Storm Sewer: **Nearby**  
 Water Supply: **City/Municipal**  
 Electricity: **Nearby**  
 Natural Gas: **Nearby**  
 Telephone Service: **Available Nearby**  
 Cable Service: **Available Nearby**  
 Prospectus: **Not Required**  
 Develop Permit?: **No**  
 Bldg Permit Apprv: **No**  
 Building Plans: **Not Available**  
 Perc Test Avail:  
 Perc Test Date:

Property Access: **Road Access**  
 Parking Access:  
 Fencing:  
 Property in ALR/FLR: **No**  
  
 Information Pkg: **Yes**  
 Sign on Property: **Y**  
 Sketch Attached: **Yes**  
 Property Disclosure: **Yes**  
 Trees Logged: **No**

Legal: **BLOCK 18 DISTRICT LOT 446 RANGE 5 COAST DISTRICT PLAN 3005 KURPIL'S MANUFACTURED HOME PARK MHP ROLL # 25-564-00303.000**  
 Site Influences:  
 Restrictions: **Other**

Listing Broker 1: **Realty Executives Pr. Rupert**  
 Listing Broker 2:  
 Listing Broker 3:

**Amazing Opportunity! This 7.24-acre parcel of partially-cleared land could be a great development opportunity! Situated in the quiet community of Port Edward, you are just steps away from the marina, ocean and stunning natural surroundings. Currently zoned RM3 (Manufactured Home Park). More information available.**



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**kw** ELITE REALTY  
KELLERWILLIAMS.

**Active**  
**R2375170**

Board: N  
Other

**DL 2067 HOOVER BAY ROAD**

100 Mile House (Zone 10)  
Canim/Mahood Lake  
V0K 1J0

Land  
**\$856,000** (LP)  
(SP)



Sold Date: Original Price: **\$856,000**  
Frontage (feet): **2,600.00** Subdiv/Complex:  
Meas. Type: **Feet** P.I.D.: **013-316-907**  
Frontage (metres): Taxes: **\$50.48**  
Depth: **2500** For Tax Year: **2018**  
Price/SqFt: Zoning: **RA-1**  
Sub-Type: Rezonedable?  
Flood Plain: **Exempt**  
Exposure: **South**  
Permitted Use: **House/Single Family**  
Title to Land: **Freehold NonStrata**  
Tour:  
View - Specify **SOUTH-FACING**

Lot Area	
Acres:	<b>160.00</b>
Hect:	<b>64.75</b>
SqFt:	<b>0.00</b>
SqM:	<b>0.00</b>

Sanitary Sewer: **None**  
Storm Sewer: **None**  
Water Supply: **None**  
Electricity: **Nearby**  
Natural Gas: **Not Available**  
Telephone Service: **Not Available**  
Cable Service: **Not Available**  
Prospectus: **Not Required**  
Develop Permit?: **No**  
Bldg Permit Apprv: **No**  
Building Plans: **Not Available**  
Perc Test Avail:  
Perc Test Date:

Property Access: **Road Access**  
Parking Access:  
Fencing:  
Property in ALR/FLR: **No**

Information Pkg: **Yes**  
Sign on Property: **Y**  
Sketch Attached: **No**  
Property Disclosure: **No**  
Trees Logged: **No**

Legal: **DISTRICT LOT 2067, LILLOOET DISTRICT**

Site Influences: **Private Setting, Rural Setting, Treed, Waterfront Property**  
Restrictions: **None**

Listing Broker 1: **NAI Commercial**  
Listing Broker 2: **NAI Commercial**  
Listing Broker 3:

**Court ordered sale. 160 acres of south-facing waterfront on Canim Lake. All offers are subject to Court approval.**



Presented by:  
**Nicky Tu PREC\***

Keller Williams Elite Realty  
Phone: 604-767-5913

nickyhmtu@gmail.com



**Active**  
**R2327802**

Board: V  
Other

**524 MARINE DRIVE**

Sunshine Coast  
Gibsons & Area  
VON 1V1

Land  
**\$879,000** (LP)  
(SP)



Sold Date:		Original Price:	<b>\$1,199,000</b>
Frontage (feet):	<b>100.00</b>	Subdiv/Complex:	
Meas. Type:	<b>Feet</b>	P.I.D.:	<b>011-984-830</b>
Frontage (metres):		Taxes:	<b>\$4,781.50</b>
Depth:		For Tax Year:	<b>2018</b>
Price/SqFt:		Zoning:	<b>CDA-1</b>
Sub-Type:		Rezoneable?	<b>Yes</b>
Flood Plain:			
Exposure:	<b>East</b>		
Permitted Use:	<b>Mixed</b>		
Title to Land:	<b>Freehold NonStrata</b>		
Tour:			

Lot Area

Acres:	<b>0.09</b>
Hect:	<b>0.04</b>
SqFt:	<b>3,925.00</b>
SqM:	<b>364.64</b>

View - Specify

**Stunning Water &**

Sanitary Sewer: **At Lot Line**  
Storm Sewer: **At Lot Line**  
Water Supply: **City/Municipal**  
Electricity: **At Lot Line**  
Natural Gas: **At Lot Line**  
Telephone Service: **At Lot Line**  
Cable Service: **At Lot Line**  
Prospectus: **Not Required**  
Develop Permit?: **No**  
Bldg Permit Apprv: **No**  
Building Plans: **Not Available**  
Perc Test Avail:  
Perc Test Date:

Property Access: **Road Access**  
Parking Access: **Front**  
Fencing:  
Property in ALR/FLR:

Information Pkg: **Yes**  
Sign on Property: **Y**  
Sketch Attached: **No**  
Property Disclosure: **No**  
Trees Logged: **No**

Legal: **PL VAP3971 LT 9 DL 686 LD 36. BLOCK D H & J, GROUP 1.**

Site Influences: **Central Location, Cleared, Marina Nearby, Recreation Nearby, Waterfront Property**  
Restrictions: **Other**

Listing Broker 1: **Royal LePage Sussex**  
Listing Broker 2:  
Listing Broker 3:

**Incredible development opportunity in the heart of a truly special location in Lower Gibsons. Stunning ocean & mountain views from every point on this lot. Just steps to all picturesque Gibsons has to offer. This unique opportunity has endless potential as a one of kind development property. Public parks, Armours Beach, Gibsons Landing & Wharf, fantastic restaurants, cafes, & marina are all a very short stroll away via the seawalk which is immediately out front of this incredible property. Impressively wide with 100' of road frontage. Neighbouring property (528 Marine Drive) is also for sale & offers the same 100' of frontage. Combine the 2 properties & redevelop into a Lower Gibsons masterpiece. Just 5 minutes to Langdale ferry terminal. Contact listing agent for information package.**

LND Full Public

The enclosed information, while deemed to be correct, is not guaranteed.  
PREC\* indicates 'Personal Real Estate Corporation'.

06/03/2019 02:31 PM



Presented by:  
**Nicky Tu PREC\***

Keller Williams Elite Realty  
 Phone: 604-767-5913

nickyhmtu@gmail.com



**Active**  
**R2327803**

Board: V  
 Other

**528 MARINE DRIVE**

Sunshine Coast  
 Gibsons & Area  
 V0N 1V1

Land  
**\$879,000** (LP)  
 (SP)



Sold Date: Original Price: **\$1,199,000**  
 Frontage (feet): **100.00** Subdiv/Complex:  
 Meas. Type: **Feet** P.I.D.: **011-984-864**  
 Frontage (metres): Taxes: **\$5,225.19**  
 Depth: For Tax Year: **2018**  
 Price/SqFt: Zoning: **CDA-1**  
 Sub-Type: Rezoneable? **Yes**  
 Flood Plain:  
 Exposure: **East**  
 Permitted Use:  
 Title to Land: **Freehold NonStrata**  
 Tour:

Lot Area  
 Acres: **0.10**  
 Hect: **0.04**  
 SqFt: **4,522.00**  
 SqM: **420.11**

View - Specify

**Stunning Ocean &**

Sanitary Sewer: **At Lot Line**  
 Storm Sewer: **At Lot Line**  
 Water Supply: **City/Municipal**  
 Electricity: **At Lot Line**  
 Natural Gas: **At Lot Line**  
 Telephone Service: **At Lot Line**  
 Cable Service: **At Lot Line**  
 Prospectus: **Not Required**  
 Develop Permit?: **No**  
 Bldg Permit Apprv: **No**  
 Building Plans: **Not Available**  
 Perc Test Avail:  
 Perc Test Date:

Property Access: **Road Access**  
 Parking Access: **Front**  
 Fencing:  
 Property in ALR/FLR:

Information Pkg: **Yes**  
 Sign on Property: **Y**  
 Sketch Attached: **No**  
 Property Disclosure: **No**  
 Trees Logged: **No**

Legal: **PL VAP3971 LT 10 DL 686 LD 36. BLOCK D H & J, GROUP 1.**

Site Influences: **Central Location, Marina Nearby, Recreation Nearby, Shopping Nearby, Waterfront Property**  
 Restrictions: **Other**

Listing Broker 1: **Royal LePage Sussex**  
 Listing Broker 2:  
 Listing Broker 3:

**Incredible development opportunity in the heart of a truly special location in Lower Gibsons. Stunning ocean & mountain views from every point on this lot. Just steps to all picturesque Gibsons has to offer. This unique opportunity has endless potential as a one of kind development property. Public parks, Armours Beach, Gibsons Landing & wharf, fantastic restaurants, cafes, & marina are all a very short stroll away via the seawalk which is immediately out front of this incredible property. Impressively wide with 100' of road frontage. Neighbouring property (524 Marine Drive) is also for sale & offers the same 100' of frontage. Combine the 2 properties & redevelop into a Lower Gibsons masterpiece. Just 5 minutes to Langdale ferry terminal. Contact listing agent for information package.**

LND Full Public

The enclosed information, while deemed to be correct, is not guaranteed.  
 PREC\* indicates 'Personal Real Estate Corporation'.

06/03/2019 02:31 PM



Presented by:  
**Nicky Tu PREC\***

Keller Williams Elite Realty

Phone: 604-767-5913

nickyhmtu@gmail.com



**Active**  
**R2351246**

Board: V  
Other

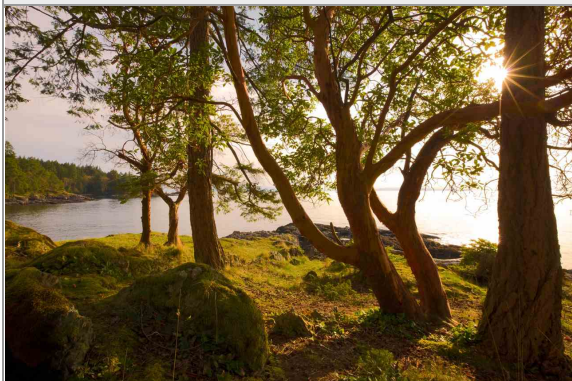
**1835 CAPE DRIVE**

Bowen Island

Bowen Island

V7T 2X1

Land  
**\$998,000** (LP)  
(SP)



Sold Date:	Original Price:	<b>\$1,080,000</b>
Frontage (feet):	Subdiv/Complex:	<b>The Cape on Bowen Island</b>
Meas. Type: <b>Feet</b>	P.I.D.:	<b>028-132-513</b>
Frontage (metres):	Taxes:	<b>\$3,870.16</b>
Depth:	For Tax Year:	<b>2018</b>
Price/SqFt:	Zoning:	<b>RR-1</b>
Sub-Type:	Rezoneable?	<b>Not Known</b>
Flood Plain:		
Exposure:	<b>Southwest</b>	
Permitted Use:	<b>House/Single Family</b>	
Title to Land:	<b>Freehold NonStrata</b>	
Tour:	<b>Virtual Tour URL</b>	

Lot Area

Acres:	<b>9.90</b>
Hect:	<b>4.01</b>
SqFt:	<b>0.00</b>
SqM:	<b>0.00</b>

View - Specify

**Peek-a-boo Water**

Sanitary Sewer: **At Lot Line**  
Storm Sewer: **At Lot Line**  
Water Supply: **Well - Drilled**  
Electricity: **At Lot Line**  
Natural Gas: **Not Available**  
Telephone Service: **Not Available**  
Cable Service: **Not Available**  
Prospectus: **Not Required**  
Develop Permit?: **No**  
Bldg Permit Apprv: **No**  
Building Plans: **Not Available**  
Perc Test Avail: **No**  
Perc Test Date:

Property Access: **Road Access**  
Parking Access:  
Fencing:  
Property in ALR/FLR: **No**

Information Pkg: **No**  
Sign on Property:  
Sketch Attached: **No**  
Property Disclosure: **No**  
Trees Logged: **No**

Legal: **LOT 48, PLAN BCP43265, DISTRICT LOT 1548, GROUP 1, NEW WESTMINSTER LAND DISTRICT**

Site Influences: **Marina Nearby, Private Setting, Rural Setting, Treed**

Restrictions: **Mandatory Building Scheme**

Listing Broker 1: **Sotheby's Int'l Realty Canada**

Listing Broker 2:

Listing Broker 3:

**Private lot of almost 10 acres located in the prestigious Cape on Bowen Development. An exclusive planned community of homes. Easy 20 minute ferry ride from Horseshoe Bay. Beautiful southwest exposure, with gorgeous sunset views and ocean views to Vancouver Island. Only a short stroll to Cape Roger Curtis Lighthouse and start of 1km Roger Curtis Sea Walk. Hidden protected mossy meadow with prime location for guest cottage. Call today for more information.**





Presented by:  
**Nicky Tu PREC\***

Keller Williams Elite Realty  
 Phone: 604-767-5913

nickyhmtu@gmail.com



**Active**  
**R2303768**

Board: V  
 Other

**LT 3921 LEE ROAD**

Sunshine Coast  
 Pender Harbour Egmont  
 V0N 1S1

Land  
**\$1,000,000** (LP)  
 (SP)



Sold Date:	Original Price:	<b>\$1,000,000</b>
Frontage (feet):	Subdiv/Complex:	<b>Sakinaw Ridge</b>
Meas. Type: <b>Feet</b>	P.I.D.:	<b>015-869-172</b>
Frontage (metres):	Taxes:	<b>\$5,874.97</b>
Depth:	For Tax Year:	<b>2018</b>
Price/SqFt:	Zoning:	<b>RU-1</b>
Sub-Type:	Rezoneable?	
Flood Plain:		
Exposure: <b>West</b>		
Permitted Use:		
Title to Land: <b>Freehold NonStrata</b>		
Tour:		
View - Specify		

Lot Area	
Acres:	<b>85.97</b>
Hect:	<b>34.79</b>
SqFt:	<b>3,744,853.20</b>
SqM:	<b>347,908.25</b>

Sanitary Sewer: **Nearby**  
 Storm Sewer: **None**  
 Water Supply: **City/Municipal**  
 Electricity: **Nearby**  
 Natural Gas: **Not Available**  
 Telephone Service: **Available Nearby**  
 Cable Service: **Available Nearby**  
 Prospectus: **Not Required**  
 Develop Permit?: **No**  
 Bldg Permit Apprv: **No**  
 Building Plans: **Not Available**  
 Perc Test Avail:  
 Perc Test Date:

Property Access: **Road Access**  
 Parking Access:  
 Fencing:  
 Property in ALR/FLR:  
  
 Information Pkg: **No**  
 Sign on Property:  
 Sketch Attached: **No**  
 Property Disclosure: **Yes**  
 Trees Logged: **No**

Legal: **DL 3921 LD 36. GROUP 1, EXCEPT PLAN LOT A RP1507 / BCP23871.**

Site Influences: **Golf Course Nearby, Marina Nearby, Private Setting, Recreation Nearby, Rural Setting**  
 Restrictions: **None**

Listing Broker 1: **Royal LePage Sussex**  
 Listing Broker 2: **Landquest Realty Corp (100M)**  
 Listing Broker 3:

**"Invest in Paradise" Great development potential on this 85+ acre parcel in beautiful Sakinaw Ridge, a serviced subdivision on the Sunshine Coast. Paved road with nearby services available add value for future subdividing. Savvy investor can use as a holding/investment property or develop as the economy dictates. Pender Harbour offers a healthy, recreation based lifestyle. Loads of nearby amenities including dining, shopping & professional services.**



Presented by:  
**Nicky Tu PREC\***

Keller Williams Elite Realty  
Phone: 604-767-5913

nickyhmtu@gmail.com



**Active**  
**R2303769**

Board: V  
Other

**LT3922 13803 LEE ROAD**

Sunshine Coast  
Pender Harbour Egmont  
VON 1S1

Land  
**\$1,100,000** (LP)  
(SP)



Sold Date:	Original Price:	<b>\$1,100,000</b>
Frontage (feet):	Subdiv/Complex:	<b>Sakinaw Ridge</b>
Meas. Type: <b>Feet</b>	P.I.D.:	<b>015-869-199</b>
Frontage (metres):	Taxes:	<b>\$6,233.46</b>
Depth:	For Tax Year:	<b>2018</b>
Price/SqFt:	Zoning:	<b>RU-1</b>
Sub-Type:	Rezoneable?	
Flood Plain:		
Exposure: <b>West</b>		
Permitted Use:		
Title to Land: <b>Freehold NonStrata</b>		
Tour:		
View - Specify		

Lot Area	
Acres:	<b>94.38</b>
Hect:	<b>38.19</b>
SqFt:	<b>4,111,192.80</b>
SqM:	<b>381,942.31</b>

Sanitary Sewer: **Nearby**  
Storm Sewer: **None**  
Water Supply: **City/Municipal**  
Electricity: **Nearby**  
Natural Gas: **Not Available**  
Telephone Service: **Available Nearby**  
Cable Service: **Available Nearby**  
Prospectus: **Not Required**  
Develop Permit?: **No**  
Bldg Permit Apprv: **No**  
Building Plans: **Not Available**  
Perc Test Avail:  
Perc Test Date:

Property Access: **Road Access**  
Parking Access:  
Fencing:  
Property in ALR/FLR:  
  
Information Pkg: **Yes**  
Sign on Property:  
Sketch Attached: **No**  
Property Disclosure: **Yes**  
Trees Logged: **No**

Legal: **DL 3922 LD 36. GROUP 1, EXCEPT PLAN BCP23871.**

Site Influences: **Golf Course Nearby, Marina Nearby, Paved Road, Private Setting, Recreation Nearby**  
Restrictions: **None**

Listing Broker 1: **Royal LePage Sussex**  
Listing Broker 2: **Landquest Realty Corp (100M)**  
Listing Broker 3:

**"Exceptional Investment Opportunity" Lot 3922 is the largest remaining property at 94.38 acres, within the scenic Sakinaw Ridge subdivision located in Pender Harbour on the Sunshine Coast. Paved road and services easily installed to add value for future subdividing. Classic West Coast setting with nearby ocean, lakes, mountains and forested areas. Nearby Garden Bay community offers many amenities and the recreation opportunities in the area are wide ranging.**



Presented by:  
**Nicky Tu PREC\***

Keller Williams Elite Realty  
 Phone: 604-767-5913

nickyhmtu@gmail.com



**Active**  
**R2303767**

Board: V  
 Other

**LT 31 SAKINAW RIDGE DRIVE**

Sunshine Coast  
 Pender Harbour Egmont  
 V0N 1S1

Land  
**\$1,200,000** (LP)  
 (SP)



Sold Date:	Original Price:	<b>\$1,200,000</b>
Frontage (feet):	Subdiv/Complex:	<b>Sakinaw Ridge</b>
Meas. Type: <b>Feet</b>	P.I.D.:	<b>026-674-831</b>
Frontage (metres):	Taxes:	<b>\$3,865.25</b>
Depth:	For Tax Year:	<b>2018</b>
Price/SqFt:	Zoning:	<b>RU-1</b>
Sub-Type:	Rezoneable?	
Flood Plain:		
Exposure: <b>South</b>		
Permitted Use:		
Title to Land: <b>Freehold NonStrata</b>		
Tour:		

Lot Area	
Acres:	<b>65.00</b>
Hect:	<b>26.30</b>
SqFt:	<b>2,831,400.00</b>
SqM:	<b>263,045.67</b>

View - Specify

**Great views in spots**

Sanitary Sewer: **Nearby**  
 Storm Sewer: **None**  
 Water Supply: **City/Municipal**  
 Electricity: **Nearby**  
 Natural Gas: **Not Available**  
 Telephone Service: **Available Nearby**  
 Cable Service: **Available Nearby**  
 Prospectus: **Not Required**  
 Develop Permit?: **No**  
 Bldg Permit Apprv: **No**  
 Building Plans: **Not Available**  
 Perc Test Avail:  
 Perc Test Date:

Property Access: **Road Access**  
 Parking Access:  
 Fencing:  
 Property in ALR/FLR:  
  
 Information Pkg: **Yes**  
 Sign on Property:  
 Sketch Attached: **No**  
 Property Disclosure: **Yes**  
 Trees Logged: **No**

Legal: **PL BCP23871 LT 31 LD 36. DISTRICT LOT 3921/3922, GROUP 1.**

Site Influences: **Golf Course Nearby, Marina Nearby, Private Setting, Recreation Nearby, Rural Setting, Shopping Nearby**  
 Restrictions: **None**

Listing Broker 1: **Royal LePage Sussex**  
 Listing Broker 2: **Landquest Realty Corp (100M)**  
 Listing Broker 3:

**"Spectacular Sakinaw Ridge" This 65 acre property, part of the scenic Sakinaw Ridge subdivision, holds excellent future development potential. Portions of this lot have beautiful panoramic views. Services are available at Lee Road and add tremendous value. Amenities close by and endless recreational opportunities.**





Presented by:  
**Nicky Tu PREC\***

Keller Williams Elite Realty  
Phone: 604-767-5913

nickyhmtu@gmail.com

**kw ELITE REALTY**  
KELLERWILLIAMS.

**Active**  
**R2363926**

Board: V  
Other

**2825 E 43RD AVENUE**

Vancouver East  
Killarney VE  
V5R 2Z1

Land  
**\$1,555,900** (LP)  
(SP)



Sold Date:		Original Price:	<b>\$1,555,900</b>
Frontage (feet):	<b>50.00</b>	Subdiv/Complex:	<b>KILLARNEY</b>
Meas. Type:	<b>Feet</b>	P.I.D.:	<b>013-916-955</b>
Frontage (metres):		Taxes:	<b>\$5,811.77</b>
Depth:	<b>114.0</b>	For Tax Year:	<b>2018</b>
Price/SqFt:		Zoning:	<b>RS1</b>
Sub-Type:		Rezoneable?	
Flood Plain:	<b>No</b>		
Exposure:	<b>South</b>		
Permitted Use:	<b>House/Single Family</b>		
Title to Land:	<b>Freehold NonStrata</b>		
Tour:			
View - Specify	<b>SCENIC</b>		

Lot Area

Acres:	<b>0.13</b>
Hect:	<b>0.05</b>
SqFt:	<b>5,745.00</b>
SqM:	<b>533.73</b>

Sanitary Sewer: **At Lot Line**  
Storm Sewer: **At Lot Line**  
Water Supply: **City/Municipal**  
Electricity: **At Lot Line**  
Natural Gas: **At Lot Line**  
Telephone Service: **On Property**  
Cable Service: **On Property**  
Prospectus: **Not Required**  
Develop Permit?: **No**  
Bldg Permit Apprv: **No**  
Building Plans: **Not Available**  
Perc Test Avail:  
Perc Test Date:

Property Access: **Road Access**  
Parking Access: **Lane**  
Fencing: **Rail**  
Property in ALR/FLR: **No**  
  
Information Pkg: **No**  
Sign on Property: **Y**  
Sketch Attached: **No**  
Property Disclosure: **No**  
Trees Logged: **No**

Legal: **LOT A, BLOCK 8, PLAN VAP2305, PART S1/2, DISTRICT LOT 50, NEW WESTMINSTER LAND DISTRICT, (EXPLANATORY PL 9009)**

Site Influences: **Central Location, Recreation Nearby, Shopping Nearby**

Restrictions: **None**

Listing Broker 1: **RE/MAX Sabre Realty Group**  
Listing Broker 2: **RE/MAX Sabre Realty Group**  
Listing Broker 3:

**Opportunity knocking on this diamond in the rough! Welcome to the Heart of Killarney! This large 5700 PLUS sq.ft. lot has Laneway House potential! Close to everything you need; schools, parks and public transportation. 50 foot frontage by 114.9 depth on this prime quiet street with lane access. Subject to Court Approval. Sold as is where is.**





Presented by:  
**Nicky Tu PREC\***

Keller Williams Elite Realty  
Phone: 604-767-5913

nickyhmtu@gmail.com



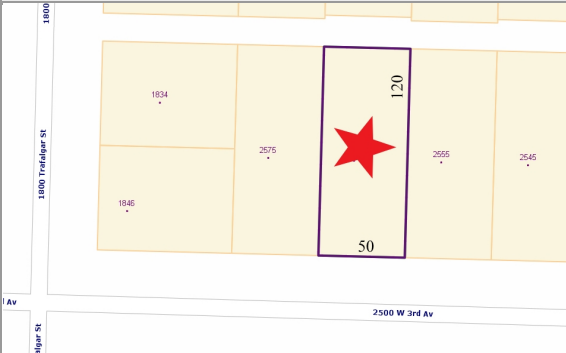
**Active**  
**R2344037**

Board: V  
Other

**2573 W 3RD AVENUE**

Vancouver West  
Kitsilano  
V6K 1M2

Land  
**\$3,080,000** (LP)  
(SP)



Sold Date:  
Frontage (feet): **50.00**  
Meas. Type: **Feet**  
Frontage (metres):  
Depth: **120**  
Price/SqFt:  
Sub-Type:  
Flood Plain: **No**  
Exposure: **South**  
Permitted Use: **Mixed**  
Title to Land: **Freehold NonStrata**  
Tour:  
View - Specify

Original Price: **\$3,080,000**  
Subdiv/Complex:  
P.I.D.: **014-981-017**  
Taxes: **\$9,686.65**  
For Tax Year: **2018**  
Zoning: **RT-8**  
Rezoneable?

Lot Area  
Acres: **0.14**  
Hect: **0.06**  
SqFt: **6,000.00**  
SqM: **557.42**

Sanitary Sewer: **At Lot Line**  
Storm Sewer: **At Lot Line**  
Water Supply: **City/Municipal**  
Electricity: **At Lot Line**  
Natural Gas: **At Lot Line**  
Telephone Service: **On Property**  
Cable Service: **On Property**  
Prospectus: **Not Required**  
Develop Permit?: **No**  
Bldg Permit Apprv: **No**  
Building Plans: **Not Available**  
Perc Test Avail:  
Perc Test Date:

Property Access: **Lane Access**  
Parking Access:  
Fencing:  
Property in ALR/FLR: **No**  
  
Information Pkg: **No**  
Sign on Property: **y**  
Sketch Attached: **No**  
Property Disclosure: **Yes**  
Trees Logged: **No**

Legal: **LOT 17, BLOCK 220A, PLAN VAP1058, DISTRICT LOT 526, NEW WESTMINSTER LAND DISTRICT**

Site Influences:  
Restrictions: **None**

Listing Broker 1: **Sutton Group-West Coast Realty**  
Listing Broker 2: **Sutton Group-West Coast Realty**  
Listing Broker 3:

**Prime RT\_8 CLEARED lot on W 3rd Ave. This 50x120 = 6000 sf. Similar finished products are in strong demand in the area selling for \$1200/sf. Walking distance to Kits Beach, W 4th shopping. Buyer to verify with the City for FSR and zoning details.**



Presented by:  
**Nicky Tu PREC\***

Keller Williams Elite Realty  
 Phone: 604-767-5913

nickyhmtu@gmail.com



**Active**  
**R2373242**

Board: F  
 Other

**8120 168 STREET**

Surrey  
 Fleetwood Tynehead  
 V4N 3G4

Land  
**\$5,900,000** (LP)  
 (SP)



Sold Date:		Original Price:	<b>\$5,900,000</b>
Frontage (feet):	<b>165.00</b>	Subdiv/Complex:	
Meas. Type:	<b>Feet</b>	P.I.D.:	<b>007-729-979</b>
Frontage (metres):	<b>165.00</b>	Taxes:	<b>\$12,630.87</b>
Depth:	<b>520.50</b>	For Tax Year:	<b>2018</b>
Price/SqFt:		Zoning:	<b>RA</b>
Sub-Type:		Rezoneable?	<b>Yes</b>
Flood Plain:	<b>No</b>		
Exposure:	<b>East</b>		
Permitted Use:	<b>House/Single Family</b>		
Title to Land:	<b>Freehold NonStrata</b>		
Tour:			
View - Specify			

Lot Area	
Acres:	<b>1.97</b>
Hect:	<b>0.80</b>
SqFt:	<b>85,882.50</b>
SqM:	<b>7,978.75</b>

Sanitary Sewer: **At Lot Line**  
 Storm Sewer: **At Lot Line**  
 Water Supply: **City/Municipal**  
 Electricity: **At Lot Line**  
 Natural Gas: **Nearby**  
 Telephone Service: **Available Nearby**  
 Cable Service: **Available Nearby**  
 Prospectus: **Other (See Remarks)**  
 Develop Permit?: **No**  
 Bldg Permit Apprv: **No**  
 Building Plans: **Not Available**  
 Perc Test Avail: **No**  
 Perc Test Date:

Property Access: **Road Access**  
 Parking Access: **Front**  
 Fencing: **Other**  
 Property in ALR/FLR: **No**  
  
 Information Pkg: **No**  
 Sign on Property: **Y**  
 Sketch Attached: **No**  
 Property Disclosure: **Yes**  
 Trees Logged: **No**

Legal: **LOT 18, PLAN NWP26642, PART SW1/4, SECTION 30, TOWNSHIP 8, NEW WESTMINSTER LAND DISTRICT**

Site Influences: **Central Location, Golf Course Nearby, Private Setting, Recreation Nearby, Shopping Nearby**  
 Restrictions: **None**

Listing Broker 1: **Sutton Premier Realty**  
 Listing Broker 2: **Sutton Premier Realty**  
 Listing Broker 3:

**Once in a life time Rare Opportunity! On approximately 2 Acres of land in the middle of residential properties; fantastic development potential land in central location, close to all amenities, Schools, shopping, Highway, Future Expo Line Extension. This is a true gem, and unparalleled to any other property in Fleetwood. Call For more information.**



Presented by:  
**Nicky Tu PREC\***

Keller Williams Elite Realty  
Phone: 604-767-5913

nickyhmtu@gmail.com



**Active**  
**R2314368**

Board: F  
Other

**9564 ERICKSON STREET**

Mission  
Hatzic  
V2V 7C8

Land  
**\$16,800,000** (LP)  
(SP)



Sold Date:	Original Price:	<b>\$18,800,000</b>
Frontage (feet):	Subdiv/Complex:	
Meas. Type: <b>Feet</b>	P.I.D.:	<b>009-701-508</b>
Frontage (metres):	Taxes:	<b>\$20,951.85</b>
Depth:	For Tax Year:	<b>2017</b>
Price/SqFt:	Zoning:	<b>RU16</b>
Sub-Type:	Rezoneable?	
Flood Plain:		
Exposure: <b>South</b>		
Permitted Use: <b>Mixed</b>		
Title to Land: <b>Freehold NonStrata</b>		
Tour:		
View - Specify	<b>SW over Mission,</b>	

Lot Area	
Acres:	<b>64.00</b>
Hect:	<b>25.90</b>
SqFt:	<b>0.00</b>
SqM:	<b>0.00</b>

Sanitary Sewer: **None**  
Storm Sewer: **None**  
Water Supply: **City/Municipal**  
Electricity: **At Lot Line**  
Natural Gas: **Not Available**  
Telephone Service: **Available Nearby**  
Cable Service: **Available Nearby**  
Prospectus: **Not Required**  
Develop Permit?: **No**  
Bldg Permit Apprv: **No**  
Building Plans: **Not Available**  
Perc Test Avail:  
Perc Test Date:

Property Access: **Allowed Access**  
Parking Access:  
Fencing:  
Property in ALR/FLR:**No**  
  
Information Pkg: **Yes**  
Sign on Property: **Y**  
Sketch Attached: **No**  
Property Disclosure:  
Trees Logged: **No**

Legal: **PL NWP12372 LT 2 LD 36 SEC 35 TWP 17. EXCEPT PLAN 27083. LT 1,2,3 PL EPP36282 LD36 SEC35 TP17, PARCEL "B" REF PL3321 E1/2 OF N/W 1/4 SEC 35 TP 17 NWD, LT B SEC35 TP 17 NWD PL BCP49826. 029-242-037, 029-242-053, 013-381-377, 029-242-045,**  
Site Influences:  
Restrictions: **None**

Listing Broker 1: **Colliers International**  
Listing Broker 2: **Colliers International**  
Listing Broker 3:

**64 acre development opportunity currently zoned RU16, a rural designation with a minimum lot size of 4 acres. Residential subdivision to RR7 zoning permitted under current OCP, minimum 1.73 acre lots. Potential for rezoning to higher density with OCP amendment. For more information contact brokers. Sale subject to Court Approval**