



Presented by:
Nicky Tu PREC*

Keller Williams Elite Realty
Phone: 604-767-5913

nickyhmtu@gmail.com



Active
R2455504

Board: N
Other

PRCL A BERYL PRAIRIE ROAD

Fort St. John (Zone 60)
Hudsons Hope
VOC 1V0

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



Sold Date:		Original Price:	\$39,900
Frontage (feet):	110.00	Subdiv/Complex:	BERYL PRAIRIE
Meas. Type:	Feet	P.I.D.:	006-082-700
Frontage (metres):	0.00	Taxes:	\$176.67
Depth:	437	For Tax Year:	2019
Price/SqFt:		Zoning:	R2
Sub-Type:		Rezoneable?	Not Known
Flood Plain:			
Exposure:	North, South, East, West		
Permitted Use:	House/Single Family		
Title to Land:	Freehold NonStrata		
Tour:			
View - Specify			

Lot Area	
Acres:	1.10
Hect:	0.45
SqFt:	48,070.00
SqM:	4,465.85

Sanitary Sewer: **Septic**
Storm Sewer: **None**
Water Supply: **None**
Electricity: **Available**
Natural Gas: **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: **Wire**
Property in ALR/FLR: **No**

Information Pkg: **Yes**
Sign on Property: **Y**
Sketch Attached: **No**
Property Disclosure: **Yes**
Trees Logged in last 2yr?: **No**

Legal: **PARCEL A, (H17964) OF BLOCK 2, DISTRICT LOT 1202, PEACE RIVER DISTRICT, PLAN 14839,**

Site Influences: **Paved Road, Private Setting, Private Yard, Recreation Nearby, Rural Setting**
Restrictions: **None**

Listing Broker 1: **RE/MAX Action Realty Inc**
Listing Broker 2:
Listing Broker 3:

Just under 2 acres in Beryl Prairie that's fenced & cross fenced for horses, with some services already on the property. Driveway through the middle for convenience, and a working septic field from the previous residence. Great building site with a mix of trees & pasture land right off the Beryl Prairie pavement! Super convenient lot, with loads of potential, at an affordable price. Keep it for pasture, parking, storage, or build your dream home. The price is right & the options are limitless here in beautiful Hudson's Hope.



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nickyhmtu@gmail.com



Active
R2461510

Board: V
Other

12223 MCMYN AVENUE

Pitt Meadows
Mid Meadows
V3Y 1C8

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



Sold Date:	Original Price:	\$549,000
Frontage (feet):	Subdiv/Complex:	
Meas. Type: Feet	P.I.D.:	018-243-509
Frontage (metres):	Taxes:	\$4,955.26
Depth:	For Tax Year:	2019
Price/SqFt:	Zoning:	RES
Sub-Type:	Rezoneable?	Not Known
Flood Plain: No		
Exposure: East		
Permitted Use:		
Title to Land: Freehold NonStrata		
Tour:		
View - Specify		

Lot Area

Acres:	0.10
Hect:	0.04
SqFt:	4,386.00
SqM:	407.47

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: **Allowed 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 in last 2yr?: **No**

Legal: **LOT 2, PLAN LMP10356, DISTRICT LOT 283, LAND DISTRICT 36 NEW WESTMINSTER DISTRICT**

Site Influences:
Restrictions: **None**

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

Foreclosure. Residential land value property. For your own safety, please do not enter the property.



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Active
R2422571

Board: V
 Other

2530 BLACKWATER ROAD

Pemberton
 Devine
 VON 2LO

Land
\$631,750 (LP)
 (SP)



Sold Date:	Original Price:	\$699,000
Frontage (feet):	Subdiv/Complex:	
Meas. Type: Feet	P.I.D.:	013-608-240
Frontage (metres):	Taxes:	\$1,467.56
Depth:	For Tax Year:	2019
Price/SqFt:	Zoning:	AGR1
Sub-Type:	Rezoneable?	Not Known
Flood Plain:		
Exposure: South		
Permitted Use:		
Title to Land: Freehold NonStrata		
Tour:		
View - Specify	Mountains and Meadows	

Lot Area	
Acres:	118.90
Hect:	48.12
SqFt:	0.00
SqM:	0.00

Sanitary Sewer: **None**
 Storm Sewer: **None**
 Water Supply: **Other-Licensed**
 Electricity: **None Available**
 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: **Yes - Agricultural Land Reserve**

 Information Pkg: **Yes**
 Sign on Property: **Y**
 Sketch Attached: **No**
 Property Disclosure: **No**
 Trees Logged in last 2yr?: **No**

Legal: **BLOCK A OF DISTRICT LOT 2683 LILLOOET DISTRICT 27**
 Site Influences: **Cleared, Gravel Road, Recreation Nearby, Rural Setting, Treed**
 Restrictions: **Subj. to Final Approval**

Listing Broker 1: **Engel & Volkers Whistler**
 Listing Broker 2:
 Listing Broker 3:

Opportunity to own 118.9 acres of pristine wilderness in B.C.'s beautiful Sea to Sky Country. This magnificent parcel of paradise was once priced over \$1,000,000 and is now offered at \$631,750, through a court order sale. A south facing orientation allows for spectacular views of meadows and mountains, complete with two lakes close by to enjoy. Phelix creek, a licensed water source also meanders through the property. This land is a combination of a hillside, buildable treed area covering 14.6 acres and a 104.3 acre agricultural field. . Next door neighbour is Birkenhead Lake Provincial Park, located only 200 Kms from Vancouver. Don't miss out on this unique opportunity to own an amazing "off the grid" property!



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nickyhmtu@gmail.com



Active
R2423534

Board: V
 Other

528 MARINE DRIVE

Sunshine Coast
 Gibsons & Area
 V0N 1V1

Land
\$699,000 (LP)
 (SP)



Sold Date:	Original Price: \$699,000
Frontage (feet): 100.00	Subdiv/Complex: Heritage Hills Waterfront
Meas. Type: Feet	P.I.D.: 011-984-864
Frontage (metres):	Taxes: \$5,143.41
Depth: 45	For Tax Year: 2019
Price/SqFt:	Zoning: CDA
Sub-Type:	Rezoneable?
Flood Plain:	
Exposure: East	
Permitted Use:	
Title to Land: Freehold NonStrata	
Tour: Virtual Tour URL	
View - Specify waterfront	

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

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: **No**
 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: **No**
 Trees Logged in last 2yr?: **No**

Legal: **LOT 10, BLOCK D H & J, PLAN VAP3971, DISTRICT LOT 686, GROUP 1, NEW WESTMINSTER LAND DISTRICT**

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

Restrictions: **None**

Listing Broker 1: **RE/MAX City Realty**

Listing Broker 2:

Listing Broker 3:

INVESTOR ALERT!! This waterfront lot is steps from Gibsons Lower village and all the shopping, dining and recreation options it has to offer. Listed for \$350,000.00 below tax assessment at a time when the collective consciousness of Vancouver is just becoming aware of the Sunshine Coast. We are 40 minutes away and not an island! Don't miss out on this one and call for an info pack today!



Presented by:
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Active
R2423539

Board: V
Other

524 MARINE DRIVE

Sunshine Coast
Gibsons & Area
V0N 1V1

Land
\$699,000 (LP)
(SP)



Sold Date:	Original Price:	\$699,000
Frontage (feet):	Subdiv/Complex:	Heritage Hills Waterfront
Meas. Type:	P.I.D.:	011-984-830
Frontage (metres):	Taxes:	\$4,723.15
Depth:	For Tax Year:	2019
Price/SqFt:	Zoning:	CDA
Sub-Type:	Rezoneable?	
Flood Plain:		
Exposure:	East	
Permitted Use:		
Title to Land:	Freehold NonStrata	
Tour:	Virtual Tour URL	
View - Specify	waterfront	

Lot Area

Acres:	0.10
Hect:	0.04
SqFt:	4,522.00
SqM:	420.11

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: **No**
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: **No**
Trees Logged in last 2yr?: **No**

Legal: **LOT 9, BLOCK D H & J, PLAN VAP3971, DISTRICT LOT 686, GROUP 1, NEW WESTMINSTER LAND DISTRICT**

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

Restrictions: **None**

Listing Broker 1: **RE/MAX City Realty**

Listing Broker 2:

Listing Broker 3:

INVESTOR ALERT!! This waterfront lot is steps from Gibsons Lower village and all the shopping, dining and recreation options it has to offer. Listed for \$260,000.00 below tax assessment at a time when the collective consciousness of Vancouver is just becoming aware of the Sunshine Coast. We are 40 minutes away and not an island! Don't miss out on this one and call for an info pack today!



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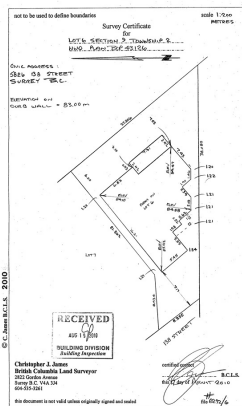
Active
R2505933

Board: F
Other

5826 138 STREET

Surrey
Panorama Ridge
V3X 0C9

Land
\$750,000 (LP)
(SP)



Sold Date: Frontage (feet): **0.00**
Meas. Type: **Feet**
Frontage (metres):
Depth: **0**
Price/SqFt:
Sub-Type:
Flood Plain: **No**
Exposure: **Southwest**
Permitted Use: **House/Single Family**
Title to Land: **Freehold NonStrata**
Tour:
View - Specify

Original Price: **\$750,000**
Subdiv/Complex:
P.I.D.: **028-103-564**
Taxes: **\$5,457.27**
For Tax Year: **2019**
Zoning: **RF-12**
Rezoneable?

Lot Area
Acres: **0.12**
Hect: **0.05**
SqFt: **5,033.00**
SqM: **467.58**

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: **Available Nearby**
Cable Service: **Available Nearby**
Prospectus: **Not Required**
Develop Permit?: **Yes**
Bldg Permit Apprv: **No**
Building Plans: **Not Available**
Perc Test Avail:
Perc Test Date:

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

Information Pkg: **No**
Sign on Property:
Sketch Attached: **No**
Property Disclosure: **No**
Trees Logged in last 2yr?: **No**

Legal: **LOT 6, PLAN BCP43126, SECTION 9, TOWNSHIP 2, NEW WESTMINSTER LAND DISTRICT**

Site Influences: **Central Location, Private Setting, Private Yard, Recreation Nearby, Shopping Nearby**

Restrictions: **Building, Mandatory Building Scheme, Right of Way**

Listing Broker 1: **RE/MAX Blueprint Realty**

Listing Broker 2:

Listing Broker 3:

One of the last building lots in the area. Court order sale. Close to all amenities.



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 Phone: 604-767-5913

nickyhmtu@gmail.com



Active
R2492697

Board: V
 Other

5499 MANOR STREET

Burnaby North
 Central BN
 V5G 1B6

Land
\$999,000 (LP)
 (SP)



Sold Date:		Original Price:	\$999,000
Frontage (feet):	119.00	Subdiv/Complex:	Burnaby North
Meas. Type:	Feet	P.I.D.:	029-680-841
Frontage (metres):		Taxes:	\$3,902.72
Depth:	irregular	For Tax Year:	2020
Price/SqFt:		Zoning:	R5
Sub-Type:		Rezoneable?	
Flood Plain:			
Exposure:	South		
Permitted Use:	House/Single Family		
Title to Land:	Freehold NonStrata		
Tour:			
View - Specify	City view		

Lot Area	
Acres:	0.14
Hect:	0.06
SqFt:	6,068.00
SqM:	563.74

Sanitary Sewer: **Nearby**
 Storm Sewer: **Nearby**
 Water Supply: **City/Municipal**
 Electricity: **Nearby**
 Natural Gas: **Nearby**
 Telephone Service: **Available Nearby**
 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: **Other**
 Property in ALR/FLR: **No**

 Information Pkg: **No**
 Sign on Property: **Y**
 Sketch Attached: **No**
 Property Disclosure: **No**
 Trees Logged in last 2yr?: **No**

Legal: **LOT 2 DISTRICT LOT 74 GROUP 1 NEW WESTMINSTER DISTRICT PLAN EPP51198**

Site Influences: **Central Location, Recreation Nearby, Shopping Nearby**
 Restrictions: **None**

Listing Broker 1: **Homelife Benchmark Realty Corp. (White Rock)**
 Listing Broker 2:
 Listing Broker 3:

North Burnaby - 6,068 sq. ft. building lot with views of North Burnaby. Situated on a cul-de-sac, this vacant land lot is centrally located and close to anywhere in Burnaby. This R5 zoned property is within an established neighborhood and awaiting your building ideas. Court ordered sale - court approval of offer required.



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Keller Williams Elite Realty
 Phone: 604-767-5913

nickyhmtu@gmail.com



Active
R2497577

Board: V
 Other

LT 3921 PENDER LANDING ROAD ROAD

Sunshine Coast
 Pender Harbour Egmont
 VON 1S1

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



Sold Date:	Original Price:	\$1,000,000
Frontage (feet):	Subdiv/Complex:	SAKINAW RIDGE
Meas. Type: Feet	P.I.D.:	015-869-172
Frontage (metres):	Taxes:	\$6,744.11
Depth:	For Tax Year:	2020
Price/SqFt:	Zoning:	RU-1
Sub-Type:	Rezoneable?	
Flood Plain:		
Exposure: West		
Permitted Use:		
Title to Land: Freehold NonStrata		
Tour:		
View - Specify		

Lot Area	
Acres:	0.00
Hect:	0.00
SqFt:	85.97
SqM:	7.99

Sanitary Sewer: **None**
 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 in last 2yr?: **No**

Legal: **DISTRICT LOT 3921, GROUP 1, NEW WESTMINSTER LAND DISTRICT, EXCEPT PLAN LOT A RP1507 / BCP23871**

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

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

"85+ Acres of Natural Surroundings" Excellent development opportunity on this large parcel of land, located in the scenic subdivision of Sakinaw Ridge on the Sunshine Coast. Paved road to the property, with nearby services available add value for future subdivision, investment property or for a legacy estate property with ensured privacy! Pender Harbour offers a healthy, recreation based lifestyle and the ample amenities including dining, shopping and professional services make living here a dream.



Presented by:
Nicky Tu PREC*

Keller Williams Elite Realty
Phone: 604-767-5913

nickyhmtu@gmail.com



Active
R2497581

Board: V
Other

LT 3922 13803 LEE ROAD

Sunshine Coast
Pender Harbour Egmont
V0N 1S1

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



Sold Date:	Original Price:	\$1,100,000
Frontage (feet):	Subdiv/Complex:	SAKINAW RIDGE
Meas. Type: Feet	P.I.D.:	015-869-199
Frontage (metres):	Taxes:	\$7,156.25
Depth:	For Tax Year:	2020
Price/SqFt:	Zoning:	RU-1
Sub-Type:	Rezoneable?	
Flood Plain:		
Exposure: West		
Permitted Use:		
Title to Land: Freehold NonStrata		
Tour:		
View - Specify		

Lot Area	
Acres:	94.38
Hect:	38.19
SqFt:	0.00
SqM:	0.00

Sanitary Sewer: **None**
Storm Sewer: **None**
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: **No**
Property Disclosure: **Yes**
Trees Logged in last 2yr?: **No**

Legal: **DISTRICT LOT 3922, GROUP 1, NEW WESTMINSTER LAND DISTRICT, EXCEPT PLAN BCP23871**

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

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

"Investment Opportunity in Paradise" Situated in a natural setting within the scenic subdivision of Sakinaw Ridge, this huge 94.38 acre parcel offers a developer or individual to dream big regarding its future potential uses! Paved road and nearby services add value for future subdividing, or large family compound. With no building restrictions in place, imagine your dream home with your own private hiking/biking trails! Located within the seaside community of Garden Bay, Pender Harbour - this area offers a gentle rural lifestyle with all amenities mere minutes away. Pristine lakes, the ocean and and unlimited recreation are easily accessed from this property.



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Keller Williams Elite Realty
 Phone: 604-767-5913

nickyhmtu@gmail.com



Active
R2512225
 Board: F
 Other

12411 114 AVENUE

North Surrey
 Bridgeview
 V6N 2W9

Land
\$1,150,000 (LP)
 (SP)



Sold Date:		Original Price:	\$1,150,000
Frontage (feet):	245.00	Subdiv/Complex:	
Meas. Type:	Feet	P.I.D.:	011-293-896
Frontage (metres):	0.00	Taxes:	\$4,343.59
Depth:	99	For Tax Year:	2020
Price/SqFt:		Zoning:	RF
Sub-Type:		Rezoneable?	
Flood Plain:			
Exposure:	South		
Permitted Use:	House/Single Family		
Title to Land:	Freehold NonStrata		
Tour:	Virtual Tour URL		
View - Specify			

Lot Area	
Acres:	0.55
Hect:	0.22
SqFt:	24,000.00
SqM:	2,229.67

Sanitary Sewer: **At Lot Line**
 Storm Sewer: **None**
 Water Supply: **City/Municipal**
 Electricity: **Nearby**
 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: **Allowed Access**
 Parking Access: **Front**
 Fencing: **None**
 Property in ALR/FLR: **No**

 Information Pkg: **No**
 Sign on Property: **Y**
 Sketch Attached: **No**
 Property Disclosure: **No**
 Trees Logged in last 2yr?: **No**

Legal: **LOT 1, BLOCK 5N, PLAN NWP8145, SECTION 8, RANGE 2W, NEW WESTMINSTER LAND DISTRICT**

Site Influences: **Central Location**
 Restrictions: **Subj. to Final Approval**

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

COURT ORDER SALE. 4 Lot Subdivision Potential, Corner of 114 Ave and 124th Street. Vacant Land, Listed below recent appraised value. Level Corner Lot, at road grade level. Application has been submitted to the City of Surrey, for a subdivision into 4 smaller RF zone lots. The subdivision application is consistent with the City of Surrey official Community Plan. Approximately 24,000 sq ft, Regular Shape Corner Lot. Transit out front. 1 Block to Bridgeview Park. Walking distance to Bridgeview Elementary School, Close to Kwantlen Park Secondary, Scott Road Skytrain, Guilford Town Centre Shopping and Very Easy Access to New West, Burnaby and Vancouver. Call your developers today.



Presented by:
Nicky Tu PREC*

Keller Williams Elite Realty
Phone: 604-767-5913

nickyhmtu@gmail.com



Active
R2497584

Board: V
Other

LT 31 SAKINAW RIDGE DRIVE

Sunshine Coast
Pender Harbour Egmont
VON 1S1

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



Sold Date:	Original Price:	\$1,200,000
Frontage (feet):	Subdiv/Complex:	SAKINAW RIDGE
Meas. Type: Feet	P.I.D.:	026-674-831
Frontage (metres):	Taxes:	\$4,397.43
Depth:	For Tax Year:	2020
Price/SqFt:	Zoning:	RU-1
Sub-Type:	Rezoneable?	
Flood Plain:		
Exposure: South		
Permitted Use:		
Title to Land: Freehold NonStrata		
Tour:		
View - Specify	Portions of oceanview	

Lot Area	
Acres:	65.00
Hect:	26.30
SqFt:	2,831,400.00
SqM:	263,045.67

Sanitary Sewer: **None**
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 in last 2yr?: **No**

Legal: **LOT 31, PLAN BCP23871, DISTRICT LOT 3921/3922, GROUP 1, NEW WESTMINSTER LAND DISTRICT**

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

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

"65 Acres of Privacy & Nature " Imagine the privacy on this 65 acre parcel of land in the natural setting at Sakinaw Ridge in scenic Pender Harbour. With portions of this property having panoramic views, imagine building a private retreat at the top or, holding for future subdivision & development potential. Services are available at nearby Lee Road and add tremendous value. Nearby Garden Bay offers every amenity and endless recreational opportunities.



Presented by:
Nicky Tu PREC*

Keller Williams Elite Realty
Phone: 604-767-5913

nickyhmtu@gmail.com



Active
R2476502

Board: V
Other

7647 WILLARD STREET

Burnaby South
Big Bend
V3N 2W2

Land
\$1,299,000 (LP)
(SP)



Sold Date: Frontage (feet): **239.60** Meas. Type: **Feet** Frontage (metres): **73.03** Depth: **245.73** Price/SqFt: Sub-Type: Flood Plain: Exposure: **Northeast** Permitted Use: **House/Single Family** Title to Land: **Freehold NonStrata** Tour: View - Specify

Original Price: **\$1,199,000**
Subdiv/Complex: P.I.D.: **009-000-461**
Taxes: **\$3,244.54**
For Tax Year: **2019**
Zoning: **A2**
Rezoneable?

Lot Area
Acres: **1.03**
Hect: **0.42**
SqFt: **44,866.80**
SqM: **4,168.26**

Sanitary Sewer: **Nearby**
Storm Sewer: **Nearby**
Water Supply: **City/Municipal**
Electricity: **Nearby**
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: **Yes - Agricultural Land Reserve**
Information Pkg: **No**
Sign on Property: **Y**
Sketch Attached: **No**
Property Disclosure: **No**
Trees Logged in last 2yr?: **No**

Legal: **LOT 41 DISTRICT LOT 155A GROUP 1 NEW WESTMINSTER DISTRICT PLAN 28537**

Site Influences: **Central Location, Cleared, Private Setting, Recreation Nearby, Rural Setting, Shopping Nearby**
Restrictions: **None**

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

Close to transit, Marine Way Market shopping and restaurants, Fraser River District shopping, Connaught Elementary School, Montessori Daycare, Riverway Golf Course and three local parks. See attached zoning information for permitted uses.



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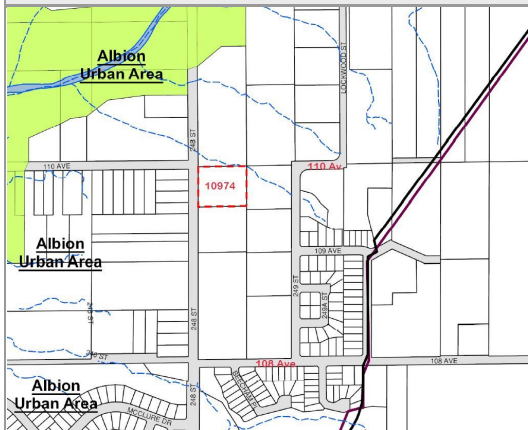
Active
R2461536

Board: V
Other

10974 248 STREET

Maple Ridge
Thornhill MR
V2W 1G7

Land
\$2,998,000 (LP)
(SP)



Sold Date:
Frontage (feet): **270.00**
Meas. Type: **Feet**
Frontage (metres): **82.30**
Depth: **322.67**
Price/SqFt:
Sub-Type:
Flood Plain: **No**
Exposure: **West**
Permitted Use: **Mixed**
Title to Land: **Freehold NonStrata**
Tour:
View - Specify

Original Price: **\$3,500,000**
Subdiv/Complex:
P.I.D.: **004-614-062**
Taxes: **\$9,304.04**
For Tax Year: **2019**
Zoning: **RS-3**
Rezoneable? **Yes**

Lot Area
Acres: **2.00**
Hect: **0.81**
SqFt: **87,120.00**
SqM: **8,093.71**

Sanitary Sewer: **Nearby**
Storm Sewer: **Nearby**
Water Supply: **Well - Drilled**
Electricity: **Available**
Natural Gas: **Nearby**
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:
Property in ALR/FLR: **No**

Information Pkg: **No**
Sign on Property:
Sketch Attached: **No**
Property Disclosure: **No**
Trees Logged in last 2yr?: **No**

Legal: **PARCEL A (REFERENCE PLAN 16170) OF LOT 16 SECTION 11 TOWNSHIP 12 NWD PLAN 1363**

Site Influences:
Restrictions: **None**

Listing Broker 1: **Sutton Group-West Coast Realty (Surrey/120)**
Listing Broker 2: **Sutton Group-West Coast Realty (Surrey/120)**
Listing Broker 3:

COURT ORDERED SALE. All offers "Subject to Court Approval". 2 acres land with development potential in NE Albion area plan. OCP designation: Low/Medium Density Residential. Very close to single-family development and proposed school and park site. Close to both levels of schools, shopping and easy access to the highway. Tenanted, 34 years old, 5 bed, 3 bath, 3,100 sq. ft. residence on the property. Call LS for more info.



Presented by:
Nicky Tu PREC*

Keller Williams Elite Realty
Phone: 604-767-5913

nickyhmtu@gmail.com



Active
R2486624

Board: V
Other

12639 232 STREET

Maple Ridge
East Central
V0V 0V0

Land
\$8,300,000 (LP)
(SP)



Sold Date: Original Price: **\$8,300,000**
Frontage (feet): Subdiv/Complex:
Meas. Type: **Feet** P.I.D.: **011-157-569**
Frontage (metres): Taxes: **\$20,031.86**
Depth: For Tax Year: **2019**
Price/SqFt: Zoning: **AGR**
Sub-Type: Rezoneable?
Flood Plain:
Exposure: **East**
Permitted Use:
Title to Land: **Freehold NonStrata**
Tour:
View - Specify

Lot Area	
Acres:	10.00
Hect:	4.05
SqFt:	0.00
SqM:	0.00

Sanitary Sewer: **Nearby**
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: **No**
Property Disclosure: **No**
Trees Logged in last 2yr?: **No**

Legal: **LOT 5, PLAN NWP5467, SECTION 20, TOWNSHIP 12, GROUP 1, NEW WESTMINSTER LAND DISTRICT**

Site Influences:
Restrictions: **Other**

Listing Broker 1: **Macdonald Realty**
Listing Broker 2:
Listing Broker 3:

Beautiful flat 10 acre property ready for development. Located in the "Yennadon Lands" redevelopment area, part of the commercial industrial land supply strategy that the City of Maple Ridge is working on. NOT IN ALR contact me for Info package * this is a foreclosure, all offers must be subject to court approval *