



Presented by:
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Active
R2206303

Board: V
House with Acreage

14021 RIPPINGTON ROAD

Pitt Meadows
North Meadows PI
V3Y 1Z1

Residential Detached

\$6,250,000 (LP)

(SP)



Sold Date:	Frontage (feet):	2,173.5	Original Price: \$6,250,000
Meas. Type: Feet	Bedrooms:	5	Approx. Year Built: 1984
Depth / Size: 4255.4	Bathrooms:	4	Age: 33
Lot Area (sq.ft.): 848,940.84	Full Baths:	2	Zoning: A1
Flood Plain:	Half Baths:	2	Gross Taxes: \$5,185.64
Rear Yard Exp:			For Tax Year: 2017
Council Apprv?:			Tax Inc. Utilities?: No
If new, GST/HST inc?: No			P.I.D.: 006-763-618
			Tour:

View: **Yes: MOUNTAIN**

Complex / Subdiv:

Services Connected: **Community, Electricity, Natural Gas, Septic, Water**

Style of Home: **2 Storey**
Construction: **Frame - Wood**
Exterior: **Aluminum**
Foundation: **Concrete Slab**
Rain Screen:
Renovations:
of Fireplaces: **3**
Fireplace Fuel: **Wood**
Water Supply: **City/Municipal**
Fuel/Heating: **Heat Pump, Hot Water, Natural Gas**
Outdoor Area: **Balcny(s) Patio(s) Dck(s)**
Type of Roof: **Asphalt**

Reno. Year:
R.I. Plumbing:
R.I. Fireplaces:

Total Parking: Covered Parking: Parking Access:
Parking: **Add. Parking Avail., Garage; Double, RV Parking Avail.**

Dist. to Public Transit: Dist. to School Bus:
Title to Land: **Freehold NonStrata**

Property Disc.: **Yes**
PAD Rental:
Fixtures Leased: **No** :
Fixtures Rmvd: :
Floor Finish:

Legal: **LT 1 SEC 11 B6N R1E NWD PL 32933**

Amenities: **Green House, In Suite Laundry**

Site Influences: **Golf Course Nearby, Private Setting, Private Yard, Recreation Nearby, Rural Setting**

Features: **ClthWsh/Dryr/Frdg/Stve/DW**

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Living Room	14'11 x 15'1	Above	Bedroom	11'1 x 12'11			x
Main	Dining Room	11' x 15'1	Above	Bedroom	12'10 x 15'3			x
Main	Kitchen	14'1 x 16'11	Above	Nook	7'9 x 12'10			x
Main	Bedroom	11'5 x 15'3			x			x
Main	Foyer	11'2 x 11'7			x			x
Main	Family Room	19'4 x 24'1			x			x
Main	Office	14'3 x 15'1			x			x
Main	Laundry	9'8 x 10'9			x			x
Above	Master Bedroom	14'11 x 21'			x			
Above	Bedroom	10'11 x 11'1			x			

Finished Floor (Main): **2,120**
Finished Floor (Above): **1,709**
Finished Floor (Below): **0**
Finished Floor (Basement): **0**
Finished Floor (Total): **3,829 sq. ft.**

of Rooms: **13**
of Kitchens: **1**
of Levels: **2**
Suite: **None**
Crawl/Bsmt. Height:
Beds in Basement: **0** Beds not in Basement: **5**
Basement: **None**

Bath	Floor	# of Pieces	Ensuite?
1	Above	5	Yes
2	Above	5	No
3	Main	2	No
4	Main	2	No
5			
6			
7			
8			

Outbuildings
Barn:
Workshop/Shed:
Pool:
Garage Sz:
Door Height:

Unfinished Floor: **0**
Grand Total: **3,829 sq. ft.**

Listing Broker(s): **Sutton Group-West Coast Realty (Langley)**

This is one of the most spectacular listings in Pitt Meadows! This beautiful, estate property boasts +/- 187,964 Sq. Ft. of greenhouse facilities and 4.3 - 4.5 Acres of outdoor growing area (Container Yard). Additionally there are 1.7 acres of blue berries and 4 acres of fallow land. Featuring 19.49 Acres, this property includes a +/- 3,829 Sq. Ft., 2 Storey Home with 5 bedrooms and 4 bathrooms home that is situated on a privately landscaped 3 acres and a scenic mountain view. The property operates as a high quality, specialty nursery with a diverse plant selection that is one of the largest in the province. A tree-lined and fenced yard offers a sense of privacy. This is a turnkey greenhouse operation with excellent potential to utilize the fallow land or reconfigure for other AG uses