



Presented by:
Nicky Tu PREC*

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Active
R2379581
Board: V
House/Single Family

22915 REID AVENUE

Maple Ridge
East Central
V2X 0C2

Residential Detached

\$899,000 (LP)

(SP)



Sold Date: Frontage (feet): **62.00** Original Price: **\$849,000**
Meas. Type: **Feet** Bedrooms: **7** Approx. Year Built: **1998**
Depth / Size: **97.1** Bathrooms: **5** Age: **21**
Lot Area (sq.ft.): **6,000.00** Full Baths: **3** Zoning: **RS1B**
Flood Plain: Half Baths: **2** Gross Taxes: **\$4,930.11**
Rear Yard Exp: For Tax Year: **2018**
Council Apprv?: Tax Inc. Utilities?: **No**
If new, GST/HST inc?: P.I.D.: **008-071-616**
Tour:

View: **No :**

Complex / Subdiv:

Services Connected: **Electricity, Natural Gas, Sanitary Sewer, Storm Sewer, Water**

Sewer Type: **City/Municipal**

Style of Home: **Basement Entry**
Construction: **Frame - Wood**
Exterior: **Mixed, Stone, Wood**
Foundation: **Concrete Perimeter**
Rain Screen:
Renovations:
of Fireplaces: **1**
Fireplace Fuel: **Natural Gas**
Water Supply: **City/Municipal**
Fuel/Heating: **Hot Water, Natural Gas**
Outdoor Area: **Balcny(s) Patio(s) Dck(s)**
Type of Roof: **Asphalt**

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

Metered Water:

Total Parking: **8** Covered Parking: **2** Parking Access: **Front**
Parking: **Garage; Double**

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

Property Disc.: **No**
PAD Rental:
Fixtures Leased: **Yes: COURT ORDERED SALE AS IS**
Fixtures Rmvd: **: COURT ORDERED SALE AS IS**
Floor Finish:

Legal: **LOT 2, PLAN NWP75243, SECTION 20, TOWNSHIP 12, GROUP 1, NEW WESTMINSTER LAND DISTRICT**

Amenities:

Site Influences:

Features:

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Living Room	16'8 x 13'0	Below	Living Room	12'0 x 12'0			x
Main	Dining Room	10'0 x 10'0	Below	Bedroom	13'4 x 12'0			x
Main	Kitchen	12'0 x 10'5	Below	Bedroom	10'0 x 10'0			x
Main	Eating Area	9'0 x 7'0	Below	Bedroom	10'0 x 8'1			x
Main	Family Room	17'4 x 13'0	Below	Kitchen	12'0 x 10'0			x
Main	Master Bedroom	13'1 x 12'0	Below	Foyer	10'0 x 9'6			x
Main	Bedroom	11'0 x 10'0	Below	Storage	11'0 x 8'0			x
Main	Bedroom	11'0 x 10'0						x
Main	Bedroom	11'0 x 9'6						x
Below	Office	17'0 x 12'0						x

Finished Floor (Main):	1,690	# of Rooms:	17	Bath	Floor	# of Pieces	Ensuite?	Outbuildings
Finished Floor (Above):	0	# of Kitchens:	2	1	Main	4	Yes	Barn:
Finished Floor (Below):	0	# of Levels:	2	2	Main	5	No	Workshop/Shed:
Finished Floor (Basement):	1,529	Suite:	Licensed Suite, Unauthorized Suite	3	Main	2	No	Pool:
Finished Floor (Total):	3,219 sq. ft.	Crawl/Bsmt. Height:		4	Below	4	No	Garage Sz:
Unfinished Floor:	0	Beds in Basement:	0	5	Below	2	No	Grg Dr Ht:
Grand Total:	3,219 sq. ft.	Beds not in Basement:	7	6				
		Basement:	Full, Fully Finished, Separate Entry	7				
				8				

Listing Broker(s): **Amex - Fraseridge Realty**

Court order sale for this magnificent 7 bedrooms, 5 bathroom home with a secondary basement suite. Walk to shopping, parks and schools. View of the Golden Ears Mountains and the North Shore. Two bedroom suite with its own separate laundry. One bedroom and office room with its own entrance and bathroom on main floor. Offer if any to be approved by the court.



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Active
R2383214
Board: V
House/Single Family

11220 243 STREET

Maple Ridge
Cottonwood MR
V2W 1H5

Residential Detached

\$899,900 (LP)

(SP)



Sold Date:	Frontage (feet):	50.00	Original Price: \$899,900
Meas. Type: Feet	Bedrooms:	6	Approx. Year Built: 2016
Depth / Size: 90	Bathrooms:	4	Age: 3
Lot Area (sq.ft.): 4,527.00	Full Baths:	3	Zoning: SF
Flood Plain: No	Half Baths:	1	Gross Taxes: \$6,001.05
Rear Yard Exp: North			For Tax Year: 2018
Council Apprv?:			Tax Inc. Utilities?: No
If new, GST/HST inc?:			P.I.D.: 029-751-012
			Tour:

View: **No :**

Complex / Subdiv:

Services Connected: **Electricity, Natural Gas, Sanitary Sewer, Water**

Sewer Type:

Style of Home: **2 Storey w/Bsmt.**
Construction: **Frame - Wood**
Exterior: **Mixed, Vinyl**
Foundation: **Concrete Perimeter**
Rain Screen:
Renovations:
of Fireplaces: **1**
Fireplace Fuel: **Natural Gas**
Water Supply: **City/Municipal**
Fuel/Heating: **Forced Air, Natural Gas**
Outdoor Area: **Fenced Yard, Sundeck(s)**
Type of Roof: **Asphalt**

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

Metered Water:

Total Parking: **4** Covered Parking: **2** Parking Access: **Front**
Parking: **Garage; Double**
Dist. to Public Transit: **Close** Dist. to School Bus: **Close**
Title to Land: **Freehold NonStrata**
Property Disc.: **No**
PAD Rental:
Fixtures Leased: **No :**
Fixtures Rmvd: **:**
Floor Finish: **Laminate, Mixed**

Legal: **LOT 12 PLAN EPP56127 SECTION 15 TOWNSHIP 12 GROUP 1 NEW WESTMINSTER DISTRICT**

Amenities:

Site Influences: **Private Yard**
Features: **Pantry, Security System**

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Great Room	17'2 x 15'6	Above	Laundry	6'3 x 4'11			x
Main	Dining Room	14'6 x 7'4	Below	Living Room	14'11 x 13'6			x
Main	Kitchen	14'8 x 11'2	Below	Kitchen	11'6 x 7'4			x
Main	Den	10' x 10'	Below	Bedroom	15'8 x 15'6			x
Main	Foyer	8'3 x 6'2	Below	Bedroom	12'6 x 9'8			x
Above	Master Bedroom	15'8 x 15'4			x			x
Above	Walk-In Closet	16'5 x 5'			x			x
Above	Bedroom	12' x 9'11			x			x
Above	Bedroom	10'11 x 9'11			x			x
Above	Bedroom	10'11 x 9'11			x			x

Finished Floor (Main):	1,015	# of Rooms: 15	Bath	Floor	# of Pieces	Ensuite?	Outbuildings
Finished Floor (Above):	1,165	# of Kitchens: 2	1	Main	2	No	Barn:
Finished Floor (Below):	1,015	# of Levels: 3	2	Above	5	Yes	Workshop/Shed:
Finished Floor (Basement):	0	Suite:	3	Above	5	No	Pool:
Finished Floor (Total):	3,195 sq. ft.	Crawl/Bsmt. Height:	4	Below	4	No	Garage Sz:
		Beds in Basement: 0	5				Grg Dr Ht:
Unfinished Floor:	0	Beds not in Basement: 6	6				
Grand Total:	3,195 sq. ft.	Basement: Full, Fully Finished	7				
			8				

Listing Broker(s): **RE/MAX Crest Realty**

Custom built home with 4 bedrooms up and a 2 bedroom legal suite. Located in a quite area of other fine quality homes. 10' ceilings, Gas F/P in the great room. The backyard is easy maintenance as there is a beautiful cedar deck and artificial turf completely covers the backyard. Air conditioned, camera system and more. Shows like new and ready for immediate occupancy.



Presented by:
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Active
R2382177

Board: V
House with Acreage

22510 136 AVENUE

Maple Ridge
Silver Valley
V4R 2P7

Residential Detached

\$935,000 (LP)

(SP)



Sold Date:
Meas. Type: **Feet**
Depth / Size:
Lot Area (sq.ft.): **0.00**
Flood Plain:
Rear Yard Exp:
Council Apprv?:
If new, GST/HST inc?:

Frontage (feet):
Bedrooms: **1**
Bathrooms: **0**
Full Baths: **0**
Half Baths: **0**

Original Price: **\$935,000**
Approx. Year Built: **1946**
Age: **73**
Zoning: **RES**
Gross Taxes: **\$1,849.35**
For Tax Year: **2018**
Tax Inc. Utilities?:
P.I.D.: **011-428-261**
Tour:

View: :
Complex / Subdiv:
Services Connected: **Unknown**
Sewer Type: **City/Municipal**

Style of Home: **1 Storey**
Construction: **Other**
Exterior: **Other**
Foundation: **Other**
Rain Screen:
Renovations:
of Fireplaces: **0**
Fireplace Fuel: **None**
Water Supply: **City/Municipal**
Fuel/Heating: **Other**
Outdoor Area: **None**
Type of Roof: **Other**

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

Metered Water:

Total Parking: Covered Parking: Parking Access:
Parking: **Other**
Dist. to Public Transit:
Title to Land: **Freehold NonStrata**
Dist. to School Bus:
Property Disc.: **No**
PAD Rental:
Fixtures Leased: **No** :
Fixtures Rmvd: :
Floor Finish: **Other**

Legal: **LOT 5, PLAN NWP9387, PART NW1/4, SECTION 29, TOWNSHIP 12, GROUP 1, NEW WESTMINSTER LAND DISTRICT, EXCEPT PLAN 25471**

Amenities:

Site Influences:
Features:

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Kitchen	10' x 10'			x			x
Main	Living Room	10' x 10'			x			x
Main	Bedroom	10' x 10'			x			x
		x			x			x
		x			x			x
		x			x			x
		x			x			x
		x			x			x
		x			x			x
		x			x			x

Finished Floor (Main):	1,332	# of Rooms:	3	Bath	Floor	# of Pieces	Ensuite?	Outbuildings
Finished Floor (Above):	0	# of Kitchens:	1	1				Barn:
Finished Floor (Below):	0	# of Levels:	1	2				Workshop/Shed:
Finished Floor (Basement):	0	Suite:		3				Pool:
Finished Floor (Total):	1,332 sq. ft.	Crawl/Bsmt. Height:		4				Garage Sz:
		Beds in Basement: 0	Beds not in Basement: 1	5				Grg Dr Ht:
Unfinished Floor:	0	Basement: None		6				
Grand Total:	1,332 sq. ft.			7				
				8				

Listing Broker(s): **Sutton Centre Realty**

Property is located in Silver Property and for the most part is flat level Panhandle type of lot . Property as over 4.24 Acres and is need of serious cleanup . Mostly land value as home and outbuildings on Property have been not maintained well . Great holding Property for someone who has the ability for cleanup as this could have potential to be a wonderful Property for the right Buyer !



Presented by:
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Active
R2370985

Board: V
House with Acreage

28640 123RD AVENUE

Maple Ridge
Whonnock
V2W 1M1

Residential Detached

\$1,199,000 (LP)

(SP)



Sold Date:
Meas. Type: **Feet**
Depth / Size:
Lot Area (sq.ft.): **0.01**
Flood Plain:
Rear Yard Exp:
Council Apprv?:
If new, GST/HST inc?:

Frontage (feet):
Bedrooms: **5**
Bathrooms: **4**
Full Baths: **3**
Half Baths: **1**

Original Price: **\$1,388,000**
Approx. Year Built: **1995**
Age: **24**
Zoning: **A1**
Gross Taxes: **\$6,735.24**
For Tax Year: **2018**
Tax Inc. Utilities?: **Yes**
P.I.D.: **017-797-187**
Tour:

View: :
Complex / Subdiv:

Services Connected: **Electricity, Natural Gas, Sanitary Sewer, Water**
Sewer Type: **Community**

Style of Home: **2 Storey w/Bsmt.**
Construction: **Frame - Wood**
Exterior: **Mixed**
Foundation: **Concrete Perimeter**
Rain Screen:
Renovations:
of Fireplaces: **0**
Fireplace Fuel:
Water Supply: **Well - Drilled**
Fuel/Heating: **Forced Air, Natural Gas**
Outdoor Area: **Sundeck(s)**
Type of Roof: **Other**

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

Metered Water:

Total Parking: Covered Parking: **3** Parking Access: **Front**
Parking: **Other**
Dist. to Public Transit:
Title to Land: **Freehold NonStrata**
Dist. to School Bus:
Property Disc.: **Yes**
PAD Rental:
Fixtures Leased: **No** :
Fixtures Rmvd: :
Floor Finish: **Wall/Wall/Mixed**

Legal: **LOT 4 PLAN LMP4447, SECTION 21 TOWNSHIP 15, GROUP 1, NEW WESTMINSTER LAND DISTRICT**

Amenities:

Site Influences: **Recreation Nearby**

Features:

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Living Room	16' x 24'	Above	Bedroom	10'6 x 14'			x
Main	Dining Room	12' x 18'	Bsmt	Bedroom	10'6 x 14'			x
Main	Kitchen	12' x 11'	Bsmt	Recreation	24' x 16'			x
Main	Nook	10' x 12'			x			x
Main	Other	14' x 10'			x			x
Main	Utility	6' x 12'			x			x
Main	Other	14' x 10'6			x			x
Above	Bedroom	12' x 12'8			x			x
Above	Bedroom	12' x 13'			x			x
Above	Master Bedroom	24' x 16'			x			x

Finished Floor (Main):	1,665	# of Rooms: 13	Bath	Floor	# of Pieces	Ensuite?	Outbuildings
Finished Floor (Above):	1,340	# of Kitchens: 1	1	Main	2	No	Barn:
Finished Floor (Below):	0	# of Levels: 3	2	Main	3	No	Workshop/Shed:
Finished Floor (Basement):	750	Suite:	3	Above	3	No	Pool:
Finished Floor (Total):	3,755 sq. ft.	Crawl/Bsmt. Height:	4	Above	4	Yes	Garage Sz:
Unfinished Floor:	0	Beds in Basement: 1	5				Grg Dr Ht:
Grand Total:	3,755 sq. ft.	Beds not in Basement: 4	6				
		Basement: Fully Finished	7				
			8				

Listing Broker(s): **RE/MAX results realty**

RE/MAX results realty

Attention Privacy Seekers! This home is situated on 5.93 wooded acres, and located on a dead end street. With over 4,000 sqft, 5 Bedroom, a spiral staircase, and decks off the living room, rec room and master bedroom. In addition, master suite boasts a walk-in closet and ensuite with separate soaker tub and shower. A nanny or in-law suite in the basement is an added bonus or just perfect for having guests! Triple garage for all your toys plus a bonus workshop. Showings by appointment only.