



Presented by:
Nicky Tu PREC*

Keller Williams Elite Realty
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KW ELITE REALTY
KELLERWILLIAMS

Active
R2445684
Board: V
House/Single Family

11917 237 STREET

Maple Ridge
Cottonwood MR
V4R 2C8

Residential Detached

\$799,000 (LP)

(SP)



Sold Date:	Frontage (feet):	62.00	Original Price: \$799,000
Meas. Type: Feet	Bedrooms:	3	Approx. Year Built: 1995
Depth / Size:	Bathrooms:	3	Age: 25
Lot Area (sq.ft.): 5,996.00	Full Baths:	3	Zoning: RS1-B
Flood Plain: No	Half Baths:	0	Gross Taxes: \$4,905.41
Rear Yard Exp:			For Tax Year: 2019
Council Apprv?:			Tax Inc. Utilities?: No
If new, GST/HST inc?:			P.I.D.: 023-222-255
			Tour:

View: **No :**

Complex / Subdiv:

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

Sewer Type: **City/Municipal**

Style of Home: **Basement Entry**
Construction: **Frame - Wood**
Exterior: **Brick, Mixed**
Foundation: **Concrete Perimeter**
Rain Screen:
Renovations:
of Fireplaces: **3**
Fireplace Fuel: **Natural Gas**
Water Supply: **City/Municipal**
Fuel/Heating: **Forced Air, Natural Gas**
Outdoor Area: **Patio(s) & Deck(s)**
Type of Roof: **Asphalt**

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

Metered Water:

Total Parking: **5** Covered Parking: **2** Parking Access: **Rear**
Parking: **Garage; Double**

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

Property Disc.: **No**
PAD Rental:
Fixtures Leased: **No :**
Fixtures Rmvd: **No :**
Floor Finish: **Laminate, Tile, Wall/Wall/Mixed**

Legal: **LOT 2, PLAN LMP25296, SECTION 16, TOWNSHIP 12, NEW WESTMINSTER LAND DISTRICT**

Amenities: **In Suite Laundry**

Site Influences:
Features:

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Living Room	14' x 11'7	Below	Eating Area	9' x 8'			x
Main	Dining Room	12' x 10'	Below	Bedroom	11' x 11'3			x
Main	Kitchen	14' x 9'7	Below	Den	16' x 9'8			x
Main	Eating Area	9'7 x 9'3	Below	Laundry	7' x 6'8			x
Main	Family Room	15'5 x 12'4			x			x
Main	Mud Room	17' x 12'			x			x
Main	Bedroom	11' x 10'			x			x
Main	Bedroom	10' x 9'8			x			x
Below	Living Room	18'10 x 12'3			x			x
Below	Kitchen	10'3 x 10'9			x			x

Finished Floor (Main):	1,545	# of Rooms: 14	Bath	Floor	# of Pieces	Ensuite?	Outbuildings
Finished Floor (Above):	0	# of Kitchens: 2	1	Main	4	Yes	Barn:
Finished Floor (Below):	1,266	# of Levels: 2	2	Main	3	Yes	Workshop/Shed:
Finished Floor (Basement):	0	Suite: Legal Suite	3	Below	3	No	Pool:
Finished Floor (Total):	2,811 sq. ft.	Crawl/Bsmt. Height:	4				Garage Sz:
		Beds in Basement: 0 Beds not in Basement: 3	5				Grg Dr Ht:
Unfinished Floor:	0	Basement: Fully Finished	6				
Grand Total:	2,811 sq. ft.		7				
			8				

Listing Broker(s): **Park Georgia Realty Ltd.**

Court Order Sale, 3 bedrooms up, oak cabinets, family room, huge master bedroom. One bedroom and den suite. 3 gas fireplaces. Located on a dead end street. Allow time for showings.



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Active
R2419989
Board: V
House/Single Family

28640 123 AVENUE

Maple Ridge
Northeast
V2W 1M1

Residential Detached

\$1,222,000 (LP)

(SP)



Sold Date:	Frontage (feet):	0.00	Original Price: \$1,222,000
Meas. Type: Feet	Bedrooms:	5	Approx. Year Built: 1995
Depth / Size:	Bathrooms:	4	Age: 25
Lot Area (sq.ft.): 0.00	Full Baths:	3	Zoning: A1
Flood Plain:	Half Baths:	1	Gross Taxes: \$6,869.25
Rear Yard Exp:			For Tax Year: 2019
Council Apprv?:			Tax Inc. Utilities?:
If new, GST/HST inc?:			P.I.D.: 017-797-187
			Tour:

View: :
Complex / Subdiv:
Services Connected: **Electricity, Natural Gas, Septic**
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: **Garage; Triple**
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	Bsmt	4	Yes	Garage Sz:
		Beds in Basement: 1	5				Grg Dr Ht:
		Beds not in Basement: 4	6				
Unfinished Floor:	0	Basement: Fully Finished	7				
Grand Total:	3,755 sq. ft.		8				

Listing Broker(s): **Keller Williams Elite Realty**

If you are looking for privacy, quiet and space - this is the property for you. Located on a dead end street on 5.93 wooded acres, this property has so much potential. With just under 4000sqft this home has a remarkable spiral staircase, 5 bedrooms, decks off the living room and so much more. The lovely master bedroom features a walk-in closet and ensuite with separate soaker tub and shower. the basement has a walkout area and can be used for a great recreation space or inlaw/nanny suite. With triple garage it has more than enough space for all your toys plus a bonus workshop. Showings by appointment only. Call today to get a peek. New pressure tank and UV system upgraded Septic system.