	Ajia Royal LePage West Cell: 604 www.ajiath	ted by: Glover Real Estate Services -315-8586 erealtor.com erealtor.com			Malan
For Approval R2561749 Board: V House/Single Family	Maple	KLOW WAY Ridge Central 7W4	Re	sidential Detached \$799,142 (LP) (SP) M	
		Half Baths Southwest	3 Approx 5: 1 Age: 1 Zoning : 0 Gross For Tax Tax Inc	axes: \$4,449.84	
Renovations: R ¢ of Fireplaces: 0 R iireplace Fuel: None	Sewer Type: Tr Pa eno. Year: I. Plumbing: I. Fireplaces: Pr	ed: Electricity, Natural G City/Municipal otal Parking: 6 Covered Pa arking: Open, RV Parking Av ist. to Public Transit: 350m/4 tle to Land: Freehold Nons roperty Disc.: Yes AD Rental: xtures Leased: No :	rking: 0 Parking Access: vail. Imin walk Dist. to School E	Front	
Water Supply: City/Municipal M Fuel/Heating: Forced Air, Natural Gas Dutdoor Area: Fenced Yard, Patio(s), Patio(s) Type of Roof: Asphalt Legal: LOT 157 DISTRICT LOT 397 GI Amenities: Green House, In Suite Laundry Site Influences: Central Location, Paved Road, Features: ClthWsh/Dryr/Frdg/Stve/DW, Floor Type Dimensior) & Deck(s) FI ROUP 1NEW WESTMINSTER D , Storage, Workshop Detache Private Setting, Private Yard, , Drapes/Window Coverings, S	xtures Rmvd: No : oor Finish: Laminate, Tile ISTRICT PLAN 44518 d Recreation Nearby, Shopp		Dimensions	
MainLiving Room15'11 x 15'MainDining Room15'11 x 9'6MainKitchen10'10 x 9'3MainBedroom10'6 x 10'MainBedroom10'11 x 9'4MainMaster Bedroom11'7 x 11'MainStorage8'2 x 3'3'MainOther7' x 4'x	2	x x x x x x x x x x	.,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,	x x x x x x x x x x x	21920 Wick
Finished Floor (Above): 0 # o Finished Floor (Below): 0 # o Finished Floor (Basement): 0 Suit Finished Floor (Total): 1,112 sq. ft. Craw	ement: None		Floor # of Pieces Ensuite Main 4 No No No No No No No No No	Y Outbuildings Barn: Workshop/Shed: 9'6x9'1 Pool: Garage Sz: Grg Dr Ht: State	

Living in a Gardener's Paradise! This 9535 sqft property allows for plenty of sunny space for your plants. Already equipped w/vegetable garden, blueberry shrubs, beautiful flowers, Green House, storage shed, & detached workshop - this securely fenced, flat, & private yard is full of opportunities for a Green Thumb. Natural light floods through the large windows of this 3-bedroom/1-bath rancher w/open concept living area. This charming home features new stainless steel kitchen appliances & laminate flooring throughout. Leave the busy city behind, while still being in close proximity to major routes, shops, breweries, cafes, & transit options. This quiet & friendly neighbourhood is located on bike routes & is just a quick trip to Golden Ears park. Potential for future detached garden suite!

Please contact Ajia Glover, 604-315-8586, for specifications.





This communication is not intended to cause or induce breach of an existing agency agreement.



ow Way • Maple Ridge



604-315-8586 www.AjiaTheRealtor.com

Royal LePage West Real Estate Services Surrey Branch 6-9965 152 Street Surrey, BC V3R 4G5 604-581-3838



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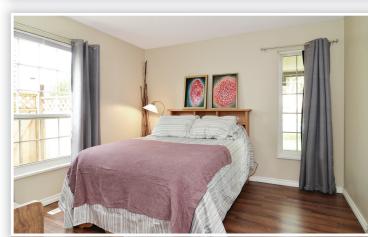
	Details		
3	Property Type:	Rancher	
	Year Built:	1975	
	Living Area:	1,112 sq.ft.	
	Lot:	9,535 sq.ft.	
	Taxes:	\$4,449.84	

Living in a Gardener's Paradise! This 9535 sq ft property allows for plenty of sunny space for your plants. Already equipped w/thriving vegetable garden, blueberry shrubs, beautiful flowers, Green House, storage shed, & detached workshop - this securely fenced, flat, & private yard is full of opportunities for a Green Thumb. Natural light floods through the large windows of this 3-bedroom/1-bath rancher w/open concept living area. This charming home features new stainless steel kitchen appliances & laminate flooring throughout. Leave the feeling of the busy city behind, while still being in close proximity to major routes, shops, breweries, cafes, & transit options. This quiet & friendly neighbourhood is located near bike routes & is just a quick trip to Golden Ears park. Potential for additional income/ safe & private space for family members: Previous owner had the construction of a 700 sq ft detached garden suite planned & given preliminary approval from the city, just requires a variance. You'll fall in love with this property!











Ajia Glover • 604-315-8586

ajia@ajiatherealtor.com • www.AjiaTheRealtor.com









