

**FOR SALE**

**25321 72 AVENUE, LANGLEY BC**  
**1.00 ACRES HOUSE & ACREAGE**







**PID# 025-210-769**  
**MLS# R2265241**

**GROSS PROPERTY TAXES:**  
**\$3,326.00 (2017)**

**PRICE REDUCTION!**  
**\$1,199,000**  
~~**PRICE: \$1,350,000**~~

**ZONING:**

**RU-3- Within The Agricultural Land Reserve (ALR)**

**PROPERTY DIMENSIONS:**

**Frontage: 275.00 Feet**

**Depth: 275.00 Feet**

**DUE DILIGENCE DOCUMENTS:**

- 1. Title Search**
- 2. Property Disclosure Statement (Upon Accepted Offer)**
- 3. Zoning Documents**

**LOCATION DESCRIPTION:**

**House and Acreage with 3 Workshops (a 26x16' with 100A/240V, a huge 30'x30' shop & an additional 24'x12' shop) conveniently located in Langley! Well kept 3 bedroom house with updated interior paint, lighting and kitchen and a newer roof. The property has a fully landscaped with a fenced yard and perimeter hedges providing lots of privacy. Stunning mountain views. RU-3 zoning allows for a mobile home on the property along with the existing house. Quick and easy access to HWY #1, Golden Ears Way and HWY #13.**



# PROPERTY VIEWS







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# NAV & TAJ SEKHON & SEKHON

*Personal Real Estate Corporation*

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