



BC FARM & RANCH REALTY

FOR SALE

5054 112 STREET, SURREY BC V4K 3N3
63 ACRES CRANBERRY & VEGETABLE FARM



NAV & TAJ
SEKHON & SEKHON

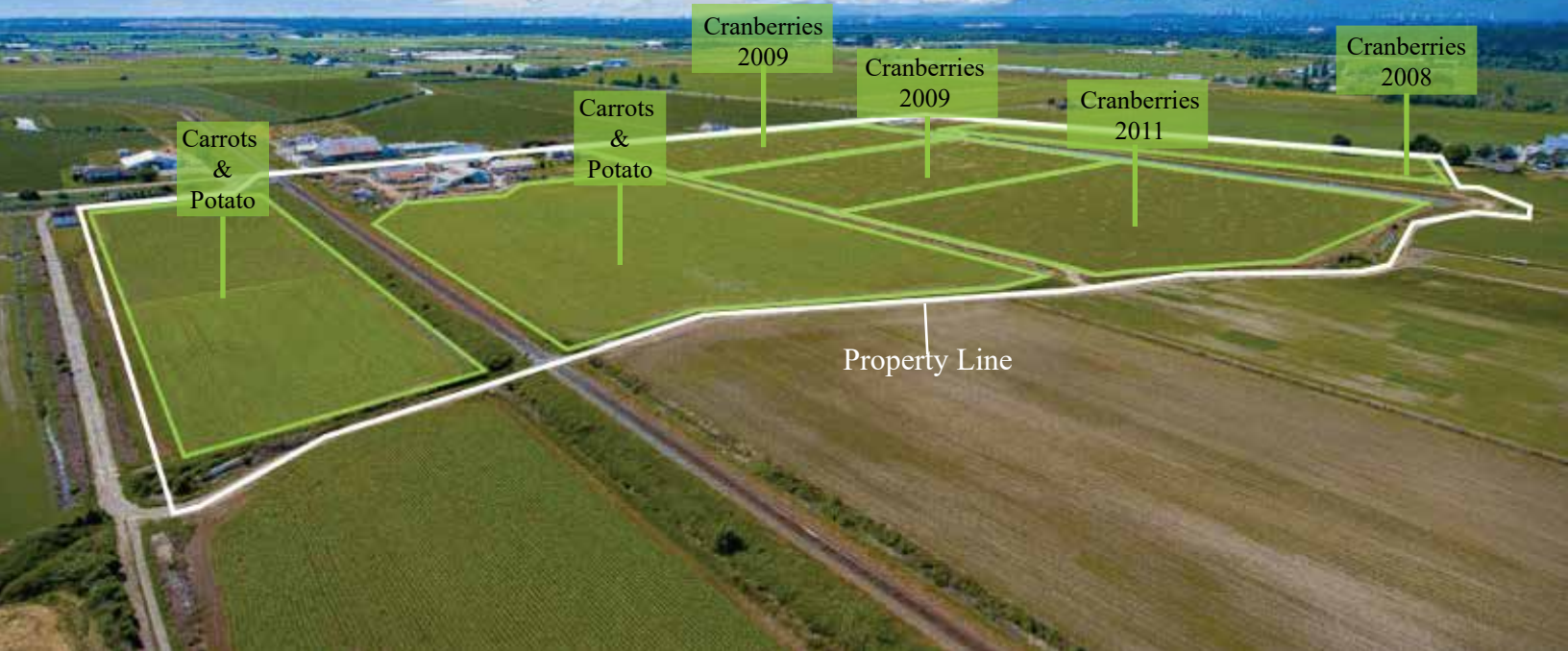
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PROPERTY DESCRIPTION



5054 112 STREET, SURREY BC V4K 3N3
63 ACRES CRANBERRY & VEGETABLE FARM

PRICE:
\$5,895,000

PID# 003-179-222
MLS# R2149453
CLS# C8011519

GROSS PROPERTY TAXES:
\$3,328.85 (2016)

ZONING:

A1 - Within The Agricultural Land Reserve (ALR)

PROPERTY DIMENSIONS:

Frontage: 1,725.72 ft.
Depth: 1535.42 ft.

DUE DILIGENCE DOCUMENTS:

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

LOCATION DESCRIPTION:

The subject property is located on the south side of Ladner Trunk Road and on the east side of 112th Street in Delta. The property is minutes from Highway 99, Highway 91 and Highway 10. There is also exposure on Highway 99. This property has 32 Acres of Ocean Spray Cranberries (Class A Shares) & 30 acres of carrot production. Various outbuildings for storage & processing, 3-phase 400 Amp service, 2 drive-in coolers. +/- 2.5 acres reservoir for cranberry fields with 150 hp irrigation pump, water license in effect. Includes full line of equipment for carrot & cranberry farm. Well maintained 3,975 square feet 3 bedroom family home. Excellent access & retail exposure with beautiful mountain views.

PROPERTY VIEWS



Main Barn
- 70 x 115 Ft.
- 2 Coolers

Shop/ Storage
- 60 x 80

Barn Storage
- 40 x 90 Ft.

**Vegetable Washing
Warehouse**
- 75 x 75 Ft.

House
- 30 x 60
- 3 Beds, 1 Bath



PROPERTY VIEWS



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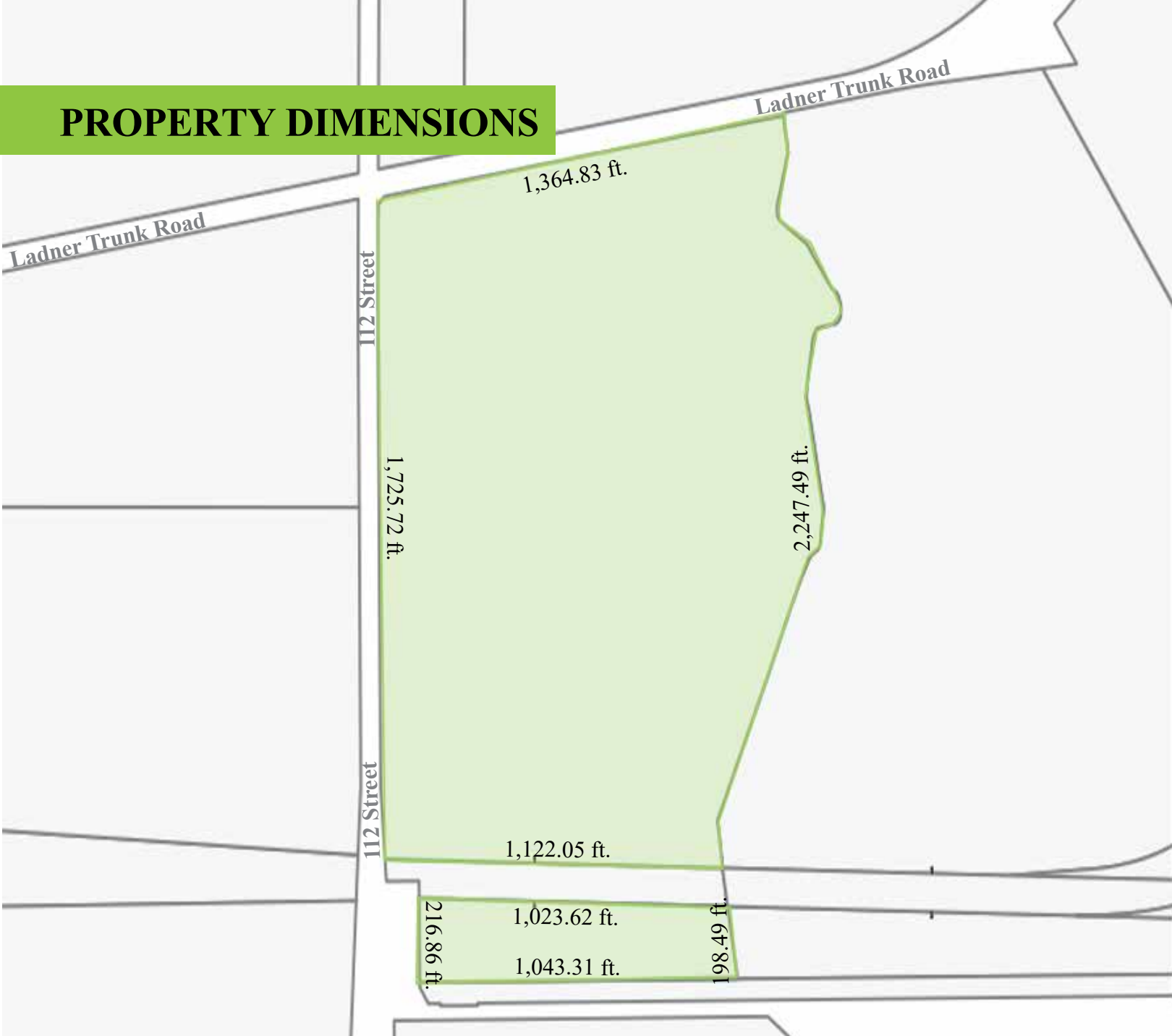


EQUIPMENT LIST

Large Truck	78 IH Orange With Bed	Irrigation	Wright Rain Reel	Small Misc.	Fans Assorted Sizes
Large Truck	Flt Tractor Truck w/2 Trailers	Irrigation	5 Inch Wheel Line	Small Misc.	Box Dumper 1 Ton
Large Truck	Chev Gravel Truck	Irrigation	4 Inch Wheel Line	Small Misc.	Box Dumper
Large Truck	FRTL Truck and Delivery Box	Irrigation	4 and 5 inch Header Pipe	Misc. Inventory	Bins 1 Ton Wooden (170)
Pickups	94 Dodge Diesel	Irrigation	Pipes and Fittings (190 Pieces)	Misc. Inventory	Bins 1/2 Ton Wooden (65)
Pickups	2000 Ford Econoline Van	Irrigation	Pumps (4 of)	Misc. Inventory	Potato Bags on Hand
Carrots	All Round Sizer	Irrigation	Pumps (4 of)	Misc. Inventory	Carrot Bags on Hand
Carrots	ASA Lift Harvester	Irrigation	Irrigation Pipe Trailer	Misc. Inventory	Carrot Cartons on Hand
Carrots	Washer and Infeed Conveyer	Tractors	Hydro 186	Misc. Inventory	Label Maker
Carrots	Roller Table Grader	Tractors	Ford 7700	Misc. Inventory	Greenhouse Metal Frames
Carrots	Newtec Carrot Packager	Tractors	Ford 6600 and Loader	Misc. Equipment	Greenhouse Metal Frames
Carrots	Barrel Washer and infeed Conveyer	Tractors	Ford 7600	Misc. Equipment	Large Compressor (upstairs)
Carrots	Stanhay 3 Row Seeder	Tractors	Ford 7000	Misc. Equipment	Pressure Washer
Fork Lifts	Toyota #1	Tractors	Ford 8600 w/ Side Arm Mower	Misc. Equipment	Drill Press Large
Fork Lifts	Nissan	Tractors	Case 5420	Misc. Equipment	Drill Press Small (4 of)
Fork Lifts	Toyota #2	Trailers	Tandem Steel Flat deck	Misc. Equipment	Hydraulic Floor Jacks (2 of)
Implements	10 Ft Rotovator	Trailers	Tandem Carrot Box	Misc. Equipment	Hydraulic Bottle Jacks (3 of)
Implements	12 Ft Rotovator	Trailers	Tandem Lockwood (2 of)	Cranberry Equip	Self Propelled Tracked Machine
Implements	11 Ft Power Harrow	Trailers	Tandem Belt Bottom Box	Cranberry Equip	Beater Head for above
Implements	8 Ft Rotovator	Trailers	Tandem Chin Box	Cranberry Equip	Pruning Head for above
Implements	4 Row Rotovator	Trailers	Tandem 14 Ft Lockwood	Cranberry Equip	Walk-behind Beaters (2 of)
Implements	5 Head In-row Rotovator	Misc Implements	Front Mounted Cultivator	Cranberry Equip	Trash Eliminator Dump Box
Implements	72" Howard Rotovator	Misc Implements	Ford Rotary Cutter	Cranberry Equip	Leaf Eliminator
Implements	6 Ft Ferguson Rotovator	Misc Implements	JD Grass Mower	Cranberry Equip	Loading Conveyer
Implements	Rhino Disc	Misc Implements	JD Corn Planter	Cranberry Equip	500 ft of Harvest Booms
Implements	JD 1000 Disc	Misc Implements	Cultivator 3 Point (carrots)	Cranberry Equip	Honda Pumps (3 of) and Hoses
Implements	Agro Sprayer (2 of)	Misc Implements	Cultivator 3 Point (carrots)	Cranberry Equip	Pair of 20 ft Aluminum Ramps
Implements	4 Btm Rollover Plow	Misc Implements	Cultivator 3 Point (2 of)	Cranberry Equip	
Implements	3 Btm Kuvern Plow	Misc Implements	Potato Desprouter	Shop Equipment	Stick Welder
Implements	4 Btm Rollover Plow	Small Misc.	8 Floor Pallet Jacks	Shop Equipment	Used Electric Motors and Gear Box Supplies
Implements	3 Btm Kuvern Plow	Small Misc.	Scale 5000 lb Digital	Shop Equipment	Misc. Chains and Tow Ropes
Implements	4 Btm Rollover Plow	Small Misc.	Scale 3000lb. Dial	Shop Equipment	Scrap Steel Inventory (indoors)
Implements	Ford 2 Shank Subsoiler	Small Misc.	Scale 3000lb. Dial	Shop Equipment	Scrap Steel Inventory (outdoors)
Implements	IH 10 Ft Ripper	Small Misc.	Heaters Propane (3 of)	Shop Equipment	Aluminum Ladders
		Small Misc.	Heaters Electric (2 of)		



PROPERTY DIMENSIONS



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