

Active

R2334958

Board: H

House with Acreage

49408 CHILLIWACK CENTRAL ROAD

Chilliwack
East Chilliwack
V2P 6H3

Residential Detached

\$1,895,000 (LP)

(SP) 



Sold Date: _____ Frontage (feet): **552.10** Original Price: **\$1,995,000**
 Meas. Type: **Feet** Bedrooms: **3** Approx. Year Built: **9999**
 Depth / Size: **1277.8** Bathrooms: **2** Age: **999**
 Lot Area (sq.ft.): **0.00** Full Baths: **2** Zoning: **AL**
 Flood Plain: **Yes** Half Baths: **0** Gross Taxes: **\$7,993.27**
 Rear Yard Exp: _____ For Tax Year: **2018**
 Council Apprv?: _____ Tax Inc. Utilities?: **No**
 If new, GST/HST inc?: _____ P.I.D.: **024-190-241**
 Tour: _____
 View: **Yes: MOUNTAIN & VALLEY VIEWS**
 Complex / Subdiv: _____
 Services Connected: **Electricity, Natural Gas, Septic, Water**

Style of Home: Rancher/Bungalow w/Bsmt.	Total Parking: _____ Covered Parking: _____	Parking Access: _____
Construction: Frame - Wood	Parking: Add. Parking Avail., Open	
Exterior: Stucco	Dist. to Public Transit: _____	Dist. to School Bus: _____
Foundation: Concrete Perimeter	Title to Land: Freehold NonStrata	
Rain Screen: _____	Property Disc.: Yes	
Renovations: _____	PAD Rental: _____	
# of Fireplaces: 0	Fixtures Leased: No	
Fireplace Fuel: None	Fixtures Rmvd: No	
Water Supply: City/Municipal, Well - Drilled	Floor Finish: _____	
Fuel/Heating: Natural Gas		
Outdoor Area: Sundeck(s)		
Type of Roof: Asphalt		

Legal: **PL LMP38500 LT 2 LD 36 SEC 26 TWP 26.**

Amenities: **Barn, Green House, Storage, Workshop Detached**

Site Influences: _____

Features: _____

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Kitchen	13'3 x 10'5			x			x
Main	Living Room	13'2 x 15'4			x			x
Main	Dining Room	13'3 x 11'			x			x
Main	Master Bedroom	11'10 x 16'6			x			x
Main	Bedroom	13'10 x 11'4			x			x
Main	Bedroom	11'3 x 10'9			x			x
Above	Family Room	19'1 x 10'11			x			x
Above	Office	13'7 x 8'			x			x
					x			x
					x			x

Finished Floor (Main): 1,600	# of Rooms: 8	Bath	Floor	# of Pieces	Ensuite?	Outbuildings Barn: Workshop/Shed: Pool: Garage Sz: Door Height:
Finished Floor (Above): 400	# of Kitchens: 1	1	Main	4	No	
Finished Floor (Below): 300	# of Levels: 2	2	Main	3	No	
Finished Floor (Basement): 300	Suite: None	3				
Finished Floor (Total): 2,600 sq. ft.	Crawl/Bsmt. Height:	4				
	Beds in Basement: 0 Beds not in Basement: 3	5				
Unfinished Floor: 0	Basement: Partly Finished, Unfinished	6				
Grand Total: 2,600 sq. ft.		7				

Listing Broker(s): **eXp Realty (Branch)**

19.99 acres of prime farmland in East Chilliwack. Solid family home totaling 2,600 SQ/FT has 3 bedrooms and some recent updates including furnace, roof, flooring, and more. City water + 200' drilled well. Property offers multiple outbuildings including shop 400 SQ/FT, barn 2,160 SQ/FT, and greenhouses 40,000 SQ/FT. Land suitable for blueberries, greenhouse expansion or other agriculture. Great location, only 3 kms from Hwy 1.