



3386 176 STREET, SURREY

19.74 ACRES • 2 HOUSES & BLUEBERRY FARM



FARMS IN BC
REAL ESTATE GROUP

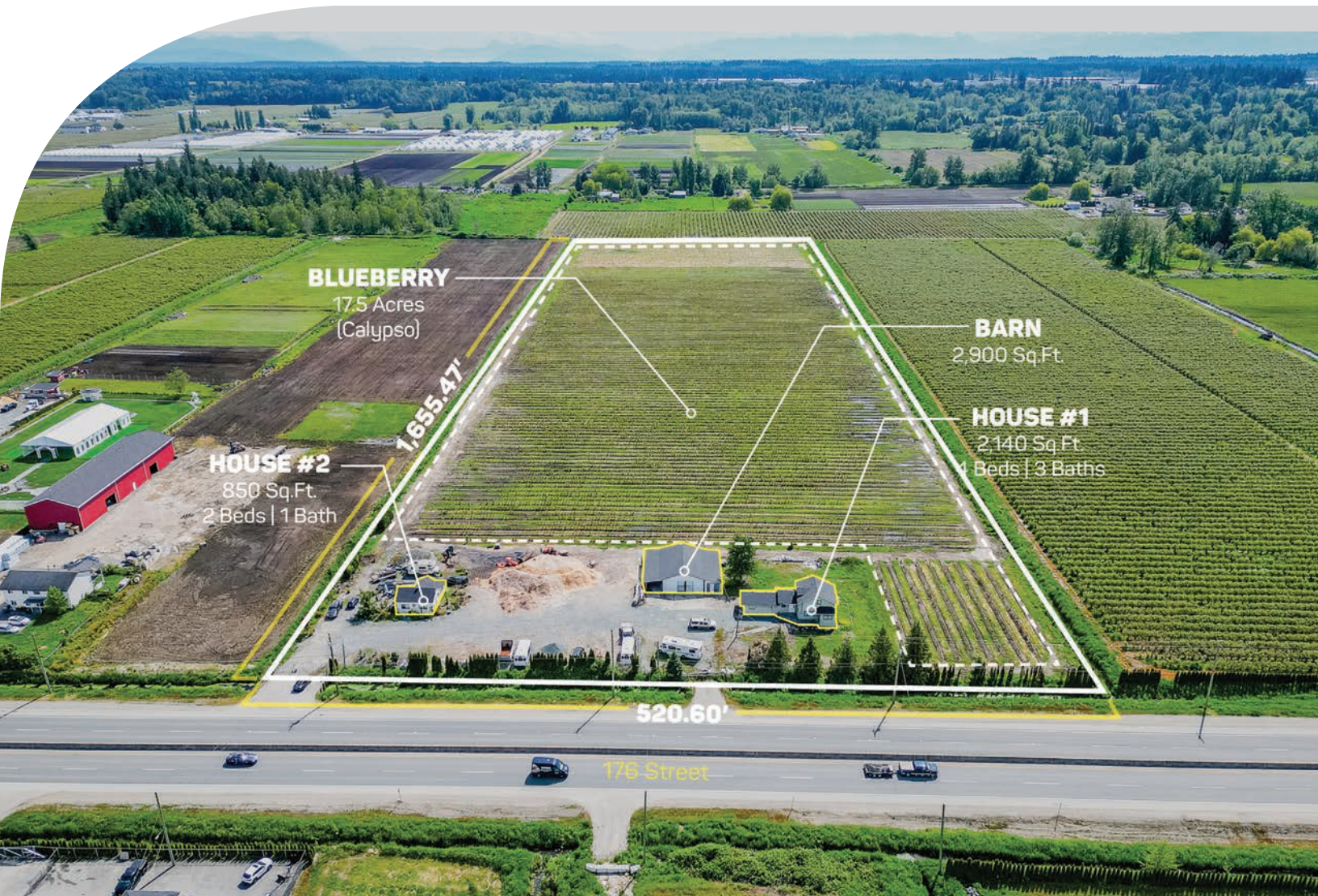
ABOUT THE PROPERTY

19.74 ACRES, 2 HOUSES & BLUEBERRY FARM. This expansive property includes a fully renovated 2,140 SQ/FT home featuring 4 bedrooms and 3 bathrooms. Additionally, there's a secondary home of 850 SQ/FT with 2 bedrooms and 1 bathroom, currently rented for \$900 per month. The property also boasts a spacious 2,900 SQ/FT barn. The farm comprises approximately 17.5 acres of Calypso variety blueberries, planted in 2019. It is conveniently close to all amenities, making it an ideal spot to build your dream home or establish an agribusiness. Easy access to Highway #15, Highway #10, Highway #1 and USA Border.

PRICE \$5,250,000

Frontage: 520.60 ft (176 Street)

Depth: 1,655.47 ft



- PID 011-105-445
- MLS R2887917
- GROSS TAX \$2,403.43 - 2023
- ZONING A1

DUE DILIGENCE DOCUMENTS

- Title Search
- Property Disclosure Statement (Upon Accepted Offer)
- Zoning Document





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REALTY

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