



Active R2902118 Board: F, Detached House with Acreage	11584 STAVE LAKE ROAD Mission Durieu V2V 4J1	\$1,297,000 (LP) (SP)																																																																							
																																																																									
	Days on Market: 0 List Date: 7/10/2024 Expiry Date: 10/10/2024 Previous Price: \$0 Original Price: \$1,297,000 Sold Date:																																																																								
	Meas. Type: Feet If new, GST/HST: No Approx. Year Built: 1940 Frontage (feet): 729.80 Bedrooms: 2 Age: 84 Frontage (metres): 222.44 Bathrooms: 1 Zoning: AG-4 Depth / Size: 1388.80(1) Full Baths: 1 Gross Taxes: \$1,329.76 Lot Area (sq.ft.): 0.00 Half Baths: 0 For Tax Year: 2024 Lot Area (acres): 17.20 Rear Yard Exp: Tax Inc. Utilities?: No Flood Plain: Yes P.I.D.: 011-062-401 Tour: Virtual Tour URL View: Yes : MOUNTAINS																																																																								
	Complex/Subdiv: First Nation Reserve: Services Connected: Electricity, Septic Sewer Type: Septic Water Supply: Other-Licensed																																																																								
	Style of Home: 1 Storey Construction: Frame - Wood Exterior: Mixed Foundation: Concrete Perimeter Renovations: # of Fireplaces: R.I. Fireplaces: Fireplace Fuel: None Fuel/Heating: Wood Outdoor Area: None Type of Roof: Asphalt																																																																								
	Total Parking: Covered Parking: Parking Access: Parking: Open Driveway Finish: Dist. to Public Transit: Dist. to School Bus: Title to Land: Freehold NonStrata Land Lease Expiry Year: Seller's Interest: Power of Attorney, Registered Owner Property Disc.: Yes Fixtures Leased: No : Fixtures Rmvd: No : Floor Finish: Mixed																																																																								
	Legal: LOT 1, PLAN NWP4334, SECTION 14, TOWNSHIP 18, NEW WESTMINSTER LAND DISTRICT Amenities: Barn, Storage Site Influences: Private Setting, Rural Setting Features:		Municipal Charges Garbage: Water: Dyking: Sewer: Other:																																																																						
	Finished Floor (Main): 572 Finished Floor (Above): 0 Finished Floor (AbvMain2): 0 Finished Floor (Below): 0 Finished Floor (Basement): 0 Finished Floor (Total): 572 sq. ft. Unfinished Floor: 0 Grand Total: 572 sq. ft. Flr Area (Det'd 2nd Res): sq. ft. Suite: None Basement: None Crawl/Bsmt. Ht: # of Levels: 1 # of Kitchens: 0 # of Rooms: 3	<table border="1" style="width:100%; border-collapse: collapse;"> <thead> <tr> <th>Floor</th> <th>Type</th> <th>Dimensions</th> <th>Floor</th> <th>Type</th> <th>Dimensions</th> <th>Bathrooms</th> </tr> </thead> <tbody> <tr> <td>Main</td> <td>Bedroom</td> <td>9'3x9'10</td> <td></td> <td></td> <td>x</td> <td>Floor #Pcs</td> </tr> <tr> <td>Main</td> <td>Bedroom</td> <td>9'6x8'2</td> <td></td> <td></td> <td>x</td> <td>Main 3</td> </tr> <tr> <td>Main</td> <td>Other</td> <td>10'x10'</td> <td></td> <td></td> <td>x</td> <td></td> </tr> <tr> <td></td> <td></td> <td>x</td> <td></td> <td></td> <td>x</td> <td></td> </tr> <tr> <td></td> <td></td> <td>x</td> <td></td> <td></td> <td>x</td> <td></td> </tr> <tr> <td></td> <td></td> <td>x</td> <td></td> <td></td> <td>x</td> <td></td> </tr> <tr> <td></td> <td></td> <td>x</td> <td></td> <td></td> <td>x</td> <td></td> </tr> <tr> <td></td> <td></td> <td>x</td> <td></td> <td></td> <td>x</td> <td></td> </tr> <tr> <td></td> <td></td> <td>x</td> <td></td> <td></td> <td>x</td> <td></td> </tr> </tbody> </table>	Floor	Type	Dimensions	Floor	Type	Dimensions	Bathrooms	Main	Bedroom	9'3x9'10			x	Floor #Pcs	Main	Bedroom	9'6x8'2			x	Main 3	Main	Other	10'x10'			x				x			x				x			x				x			x				x			x				x			x				x			x		Bathrooms Floor #Pcs Main 3
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List Broker 1: eXp Realty (Branch) - OFC: 833-817-6506 List Desig Agt 1: Jay Khakh - Phone: 604-418-2937 List Broker 2: eXp Realty (Branch) - OFC: 833-817-6506 List Desig Agt 2: Nav Sekhon - PREC - Phone: 604-782-0988 3: Buyer's Broker 1: Buyer's Agent 1: 2: 3: Owner: Commission:		List Broker 3: jay@farmsinbc.com Appointments: Touchbase Call: JAY KHA KH Phone: 604-418-2937																																																																							
Realor PRIVACY - DO NOT SOLICIT. All measurements were taken by the listing agent and are approximate, buyer to verify if important. Must provide 24 hours notice for showing. For more details and images, please browse our website at www.farmsinbc.com. Remarks:																																																																									
17.2 ACRES OF FARM LAND IN MISSION! This property is a clean slate for anyone looking to build their Homestead with lots of useable land and access to licensed spring water. Property comes with a 572 SQFT Home with 2 Beds and 1 Bath (requires renovations). Also features a 1,000 SQFT Barn for storage. This location offers tons of privacy and has immaculate views of the valley and mountains. Call now for a showing!																																																																									