



3656 272 STREET, LANGLEY

39.50 ACRES • HOUSE & ACREAGE



FARMS IN BC
REAL ESTATE GROUP

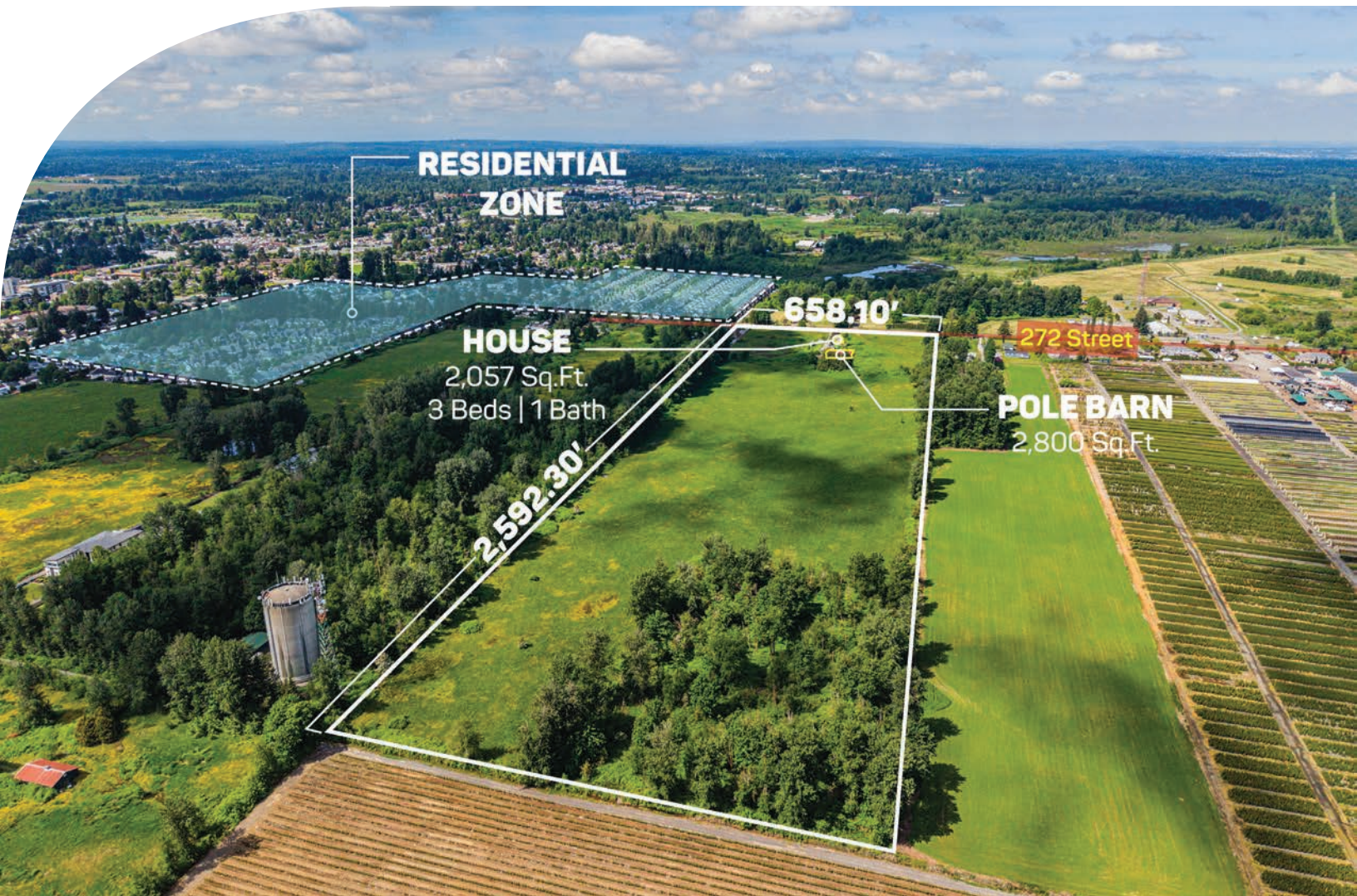
ABOUT THE PROPERTY

39.50 ACRES HOUSE AND ACREAGE. First time on the market, this trophy property offers an excellent long-term holding opportunity and an ideal setting to build an Estate Home in a private, park-like environment. The existing home spans 2,057 SQ/FT and features 3 bedrooms and 1 bathroom. The property also includes a 2,800 SQ/FT Pole Barn. Fertile soil provides strong agricultural potential for growing blueberries, vegetables, and a variety of other crops, while the high-exposure location creates excellent Agri-Business and retail opportunities. Conveniently located close to schools, shopping, and other amenities, with easy access to Fraser Highway, Highway #1, and the USA Border.

PRICE \$4,750,000

Frontage: 658.10 ft (272 Street)

Depth: 2,592.30 ft



- PID 006-886-931
- MLS R3126821
- GROSS TAX \$2,036.81 - 2025
- ZONING RU-3

DUE DILIGENCE DOCUMENTS

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





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