



RAMIREZ REAL ESTATE

FAMILY HOME ON GREENBELT AND QUIET STREET

12384 233 STREET | MAPLE RIDGE | V2X 9X6



5 BEDROOMS

3 BATHROOMS

2,402 SQ FT

LARGE GREENBELT LOT

DESCRIPTION

Solid family home in quiet area with excellent schools close by. This is the first time this home has been available on the market and features 5 bedrooms on a large GREENBELT lot. Upstairs boasts an open concept living/dining room and kitchen with access to spacious back deck for BBQing. The 3 bedrooms upstairs are very large including main bedroom with ensuite. The 2 additional bedrooms are in the basement which has separate entry and could be easily suited for in-laws or mortgage helper. Features include; newer roof (2017), newer furnace and plumbing (NO POLY B), B/I vacuum, security system, 2 cozy fireplaces and much more. This home is 2"x6" construction and has a 4' crawl space for storage and ease of renovation. The large backyard is ideal for kids, pets and summertime entertaining.

SPECIFICATIONS

STYLE OF HOME: BASEMENT ENTRY

YEAR BUILT: 1987

WATER SUPPLY: CITY/MUNICIPAL

FEATURES: CLOSE TO SCHOOLS AND REC

ROYAL LEPAGE **
ELITE West

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Presented by:
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Active
R2882716
Board: V
House/Single Family

12384 233 STREET

Maple Ridge
East Central
V2X 9X6

Residential Detached
\$1,199,900 (LP)
(SP)



Sold Date:	If new, GST/HST inc?:	Original Price: \$1,199,900
Meas. Type: Feet	Bedrooms: 5	Approx. Year Built: 1987
Frontage(feet): 0.00	Bathrooms: 3	Age: 37
Frontage(metres):	Full Baths: 3	Zoning: RS-1B
Depth / Size:	Half Baths: 0	Gross Taxes: \$5,497.53
Lot Area (sq.ft.): 7,219.00	Rear Yard Exp:	For Tax Year: 2022
Lot Area (acres): 0.17	P.I.D.: 006-622-437	Tax Inc. Utilities?: No
Flood Plain:		Tour: Virtual Tour URL
View: :		
Complex/Subdiv:		
First Nation Reserve:		
Services Connected: Electricity, Natural Gas, Storm Sewer, Water		
Sewer Type: City/Municipal	Water Supply: City/Municipal	

Style of Home: **Basement Entry**
Construction: **Frame - Wood**
Exterior: **Wood**
Foundation: **Concrete Perimeter**

Renovations:
of Fireplaces: **2** R.I. Fireplaces:
Fireplace Fuel: **Natural Gas, Wood**
Fuel/Heating: **Forced Air**
Outdoor Area: **Balcny(s) Patio(s) Dck(s)**
Type of Roof: **Asphalt**

Reno. Year:
Rain Screen:
Metered Water:
R.I. Plumbing:

Total Parking: **4** Covered Parking: **2** Parking Access: **Front**
Parking: **Garage; Double**
Driveway Finish: **Concrete**
Dist. to Public Transit:
Title to Land: **Freehold NonStrata** Dist. to School Bus:
Property Disc.: **No** Land Lease Expiry Year:
Fixtures Leased: **No**
Fixtures Rmvd: **No**
Floor Finish: **Laminate, Vinyl/Linoleum, Carpet**

Legal: **LOT 27, PLAN NWP73933, SECTION 21, TOWNSHIP 12, GROUP 1, NEW WESTMINSTER LAND DISTRICT**

Amenities: **In Suite Laundry**

Site Influences: **Retirement Community, Shopping Nearby**

Features: **ClthWsh/Dryr/Frdg/Stve/DW, Drapes/Window Coverings, Vacuum - Built In**

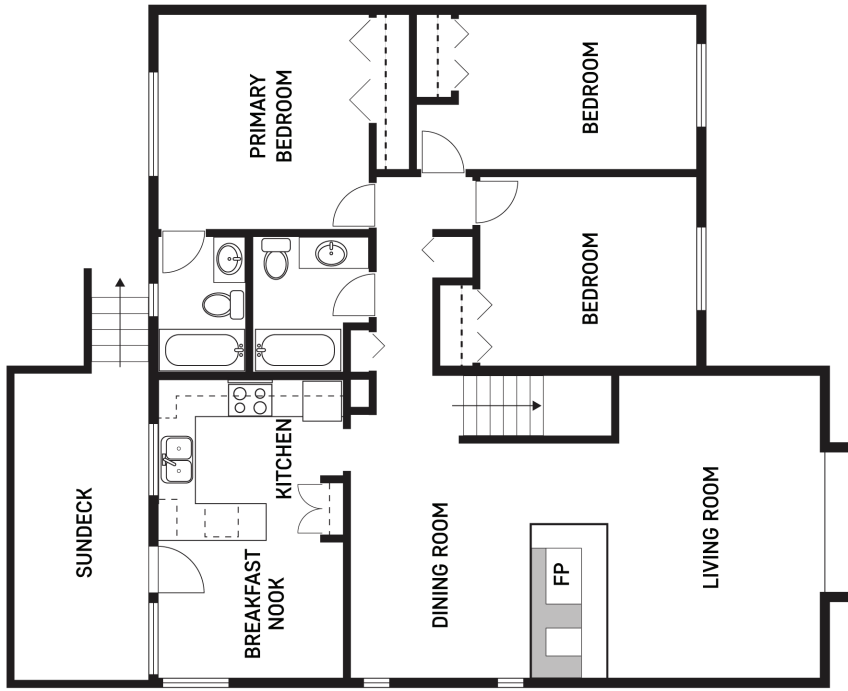
Finished Floor (Main):	1,345	Floor	Type	Dimensions	Floor	Type	Dimensions	Bathrooms	
Finished Floor (Above):	0	Main	Living Room	16'3 x15'8			x	Floor	#Pcs
Finished Floor (AbvMain2):	0	Main	Dining Room	13'3 x11'0			x	Main	4
Finished Floor (Below):	0	Main	Kitchen	16'5 x10'5			x	Main	4
Finished Floor (Basement):	1,057	Main	Primary Bedroom	12'6 x12'0			x	Bsmt	3
		Main	Bedroom	13'2 x10'0			x		
Finished Floor (Total):	2,402sq. ft.	Main	Bedroom	12'0 x10'0			x		
Unfinished Floor:	0	Bsmt	Recreation Room	13'0 x20'7			x		
Grand Total:	2,402sq. ft.	Bsmt	Den	10'3 x9'1			x		
		Bsmt	Bedroom	11'2 x9'2			x		
Fir Area (Det'd 2nd Res):	sq. ft.	Bsmt	Bedroom	9'0 x12'0			x		
		Bsmt	Laundry	8'3 x7'3			x		
Suite: None				x			x		
Basement: Full				x			x		
Crawl/Bsmt. Height: # of Levels: 2		Manuf Type:		Registered in MHR?:		PAD Rental:			
# of Kitchens: 1 # of Rooms: 11		MHR#:		CSA/BCE:		Maint. Fee:			
ByLaw Restrictions:									

Listing Broker(s): **Royal LePage Elite West**

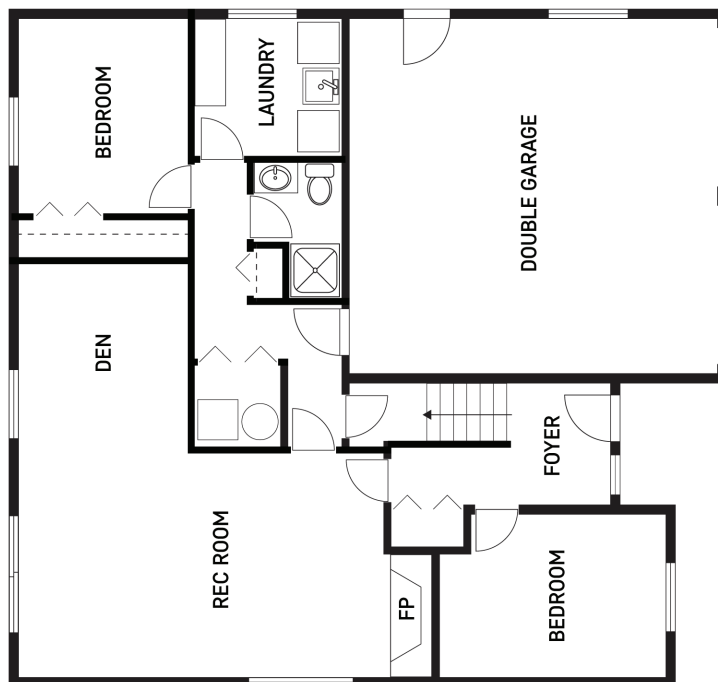
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MAIN FLOOR PLAN



BASEMENT FLOOR PLAN



KW ELITE REALTY
KELLER WILLIAMS

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