

# 32740 Bevan Avenue, Abbotsford

\$1,199,900

32740 BEVAN AVENUE, ABBOTSFORD V2S 1T1

010-437-941

LOT 5 SECTION 17 TOWNSHIP 16 PLAN NWP18980 NWD EXCEPT PLAN LMP38018 RD TAKING.

[EXISTING] RS3-1  
[PROPOSED] RS7

3229 SQ.FT. (300 SQ.M.)  
3737 SQ.FT. (347 SQ.M.)

3229 SQ.FT. (300 SQ.M.)  
3682 SQ.FT. (342 SQ.M.)

## TTED

LOT AREA

OR THREE STOREYS

LOT AREA

ETERS  
ETERS  
ETERS

## PROPOSED

0.45 X LOT AREA

8.5M OR THREE STOREYS

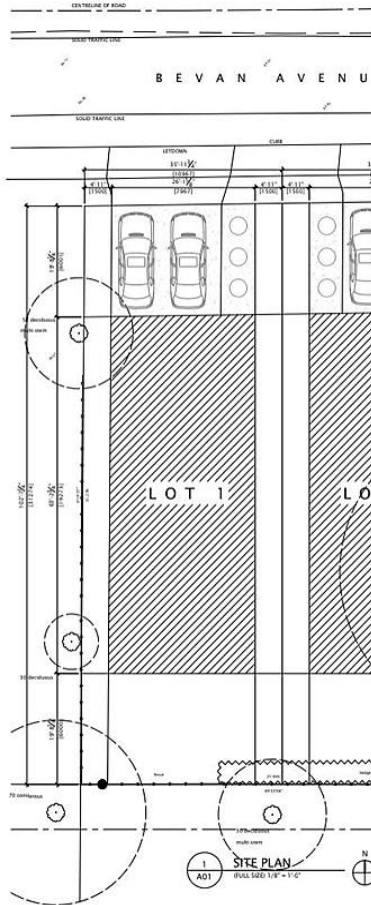
0.50 X LOT AREA

6.0 METERS  
1.50 METERS  
6.0 METERS

4

10.967M

31.27M



Builders- Developers, Here is your chance to acquire a 72'x103' (7,416sqft) development site with an application submitted for a 2 lot subdivision. The current house is rancher style with 2 bedrooms 1 bathroom and has rental income. Buyer to verify with city for development potential. Call or email for a complete information package.

## KEY INFORMATION

MLS® R2628020

Residential Detached

Abbotsford West

2 Bedrooms

1 Bathroom

1,480 SF

7,416 SF Lot

## FEATURES

Year Built: 1958

Listed By: Homelife Advantage Realty (Central Valley) Ltd.



rennie