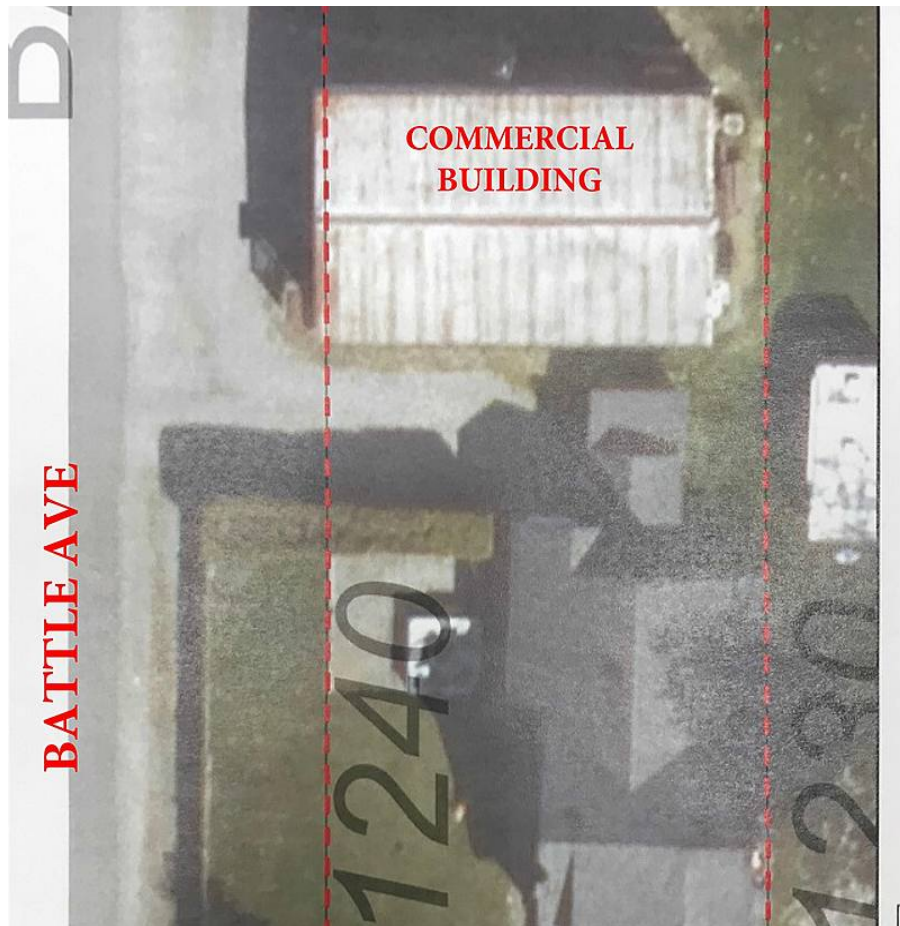


11240 206 Street, Maple Ridge

\$1,325,000



Cozy 3 bedroom home on a commercial lot. Lots of potential here. Bring your family and your business and hold for future development potential. This property is one of the most versatile in Maple Ridge. At a great price too. House has been maintained and the property is H2 zoning-many C-3 uses allowed (Retail, light industrial, Financial/ Professional or personal services, apartment) use house as a commercial or residential purpose. House is NOT heritage. Portable building on property is also for sale separately or move your business there, Stop paying commercial rent! House is tenanted, seller may lease back portable building temporarily. Attention Builders, Developers, Investors-possible land assembly options. Buyer is responsible to research bylaws and permits for new businesses.

KEY INFORMATION

MLS® R2674920

Residential Detached

Southwest Maple Ridge

3 Bedrooms

1 Bathroom

1,183 SF

5,454 SF Lot

FEATURES

Year Built: 9999

Listed By: RE/MAX LIFESTYLES REALTY



rennie