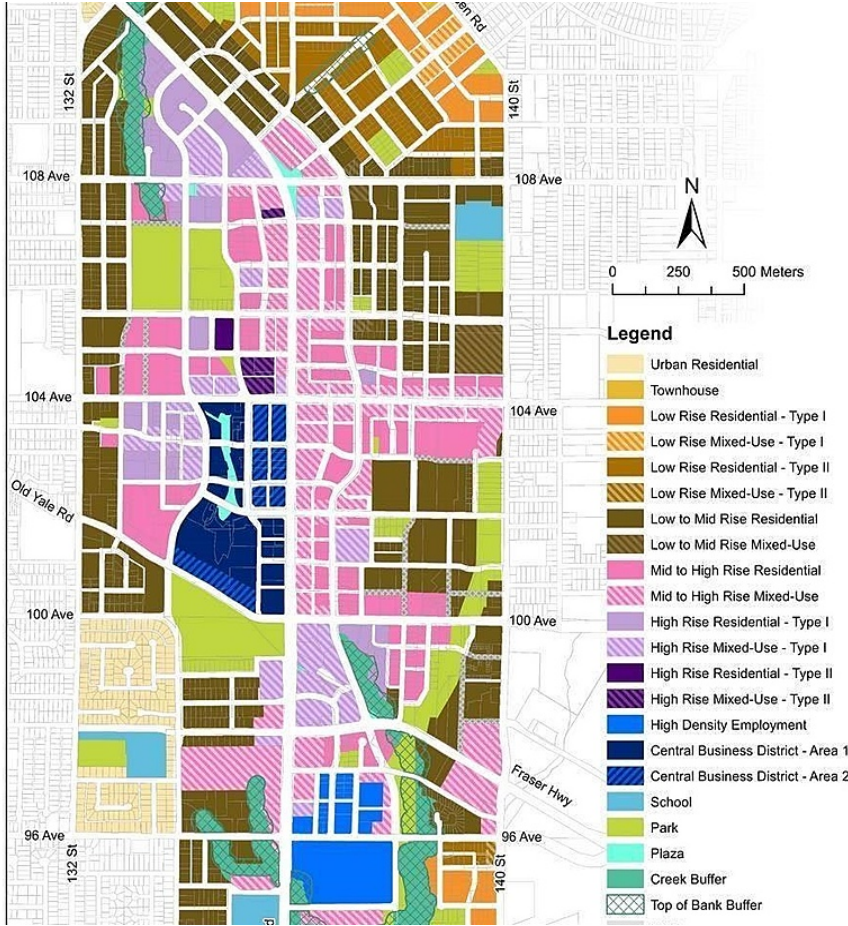


13734 Grosvenor Road, Surrey

\$2,600,000



Developers Alert! Prime Development Opportunity in City Centre. Discover the incredible potential of this 8523 sq ft corner lot, strategically located within the City Centre Plan. This property is designated for Low Rise Residential Type-2 (4-6 storey apartments), offering a promising investment in a rapidly growing area. Convenient access to King George Highway and Gateway station, enhancing commuter convenience. Proximity to Whalley Athletic Park and Chuck Bailey Recreation Centre, enriching the lifestyle appeal. Property Features: Spacious two-level house boasting 2656 sq ft of living space. Includes 4 bedrooms and 3 bathrooms, ideal for family-oriented layouts. Features a 1-bedroom legal suite with a separate entry and meter, adding rental income potential.

KEY INFORMATION

MLS® R2895844

Residential Detached

Bolivar Heights

4 Bedrooms

3 Bathrooms

2,656 SF

8,523 SF Lot

FEATURES

Year Built: 1967

Listed By: Century 21 Coastal Realty Ltd.

