12142 221 STREET MAPLE RIDGE

West Central, V2X 5T1

		west Ce				
Depth/Size (ft):		Bedrooms:	3	Approx. Year Bui	lt: 1967	
Frontage (ft):		Bathrooms:	2	Age:	57	
ot Area: (sq.ft.)	8,873.00	Full Baths:	2	Zoning:	RS1	
lood Plain:	No	Half Baths:	0	Gross Taxes:	\$5,18	35.13
lear Yard Exp:				For Tax Year:	2022	
/iew:				P.I.D.:	003-	764-443
ityle of Home:	Rancher/Bungalow w/	/Bsmt.	Parking:	Total: 4 - Covered	: 0	
construction:	Frame - Wood		Covered Parking:	0		
xterior:	Stucco,Wood		Parking Access:	Front		
oundation:			Parking:	Open		
lain Screen:			Locker:			
lenovations:	Completely		Units in Dev:			
of Fireplaces:	1 - Fuel: Wood		Distance to:			
later Supply:	City/Municipal		Title to Land:	Freehold NonStra	ta	
uel/Heating:	Forced Air, Natural Gas	S	Property Disc:	Yes		
Outdoor Area:	Patio(s) & Deck(s)		PAD Rental:			
Type of Roof:	Asphalt		Fixtures Leased:	No		
Floor Finish:	Laminate		Fixtures Rmvd:			
View: Mgmt. Company: Complex / Subdiv: Services Connected: Legal: Amenities:		s,Sanitary Sewer,Storm Sewer,Wa AN NWP16346, DISTRICT LOT 3		IINSTER LAND DISTRICT		
Mgmt. Company: Complex / Subdiv: Services Connected: Legal: Amenities: Site Influences: Features: Bylaw Restric:	LOT 36, BLOCK 3, PL Central Location,Golf	LAN NWP16346, DISTRICT LOT 3 Course Nearby,Private Setting,Priv Nsh/Dryr/Frdg/Stve/DW,Drapes/Wi	96, GROUP 1, NEW WESTM vate Yard,Recreation Nearby	Shopping Nearby		idows - Thermo
Agmt. Company: Complex / Subdiv: Gervices Connected: Legal: Amenities: Site Influences: Features: Bylaw Restric: Listing Broker(s):	LOT 36, BLOCK 3, PL Central Location,Golf Air Conditioning,ClthV RE/MAX LIFESTYLES	LAN NWP16346, DISTRICT LOT 3 Course Nearby,Private Setting,Priv Nsh/Dryr/Frdg/Stve/DW,Drapes/Wi S REALTY	96, GROUP 1, NEW WESTM vate Yard,Recreation Nearby ndow Coverings,Smoke Alar	Shopping Nearby m,Storage Shed,Swimming	g Pool Equip.,Wir	
Agmt. Company: Complex / Subdiv: Gervices Connected: Legal: Amenities: Site Influences: Geatures: Bylaw Restric: Listing Broker(s):	LOT 36, BLOCK 3, PL Central Location,Golf Air Conditioning,ClthV RE/MAX LIFESTYLES	LAN NWP16346, DISTRICT LOT 3 Course Nearby,Private Setting,Priv Nsh/Dryr/Frdg/Stve/DW,Drapes/Wi S REALTY Dimensions	96, GROUP 1, NEW WESTM vate Yard,Recreation Nearby ndow Coverings,Smoke Alar Floor	Shopping Nearby m,Storage Shed,Swimming Type	g Pool Equip.,Wir	sions
Agmt. Company: Complex / Subdiv: Gervices Connected: Legal: Amenities: Site Influences: Geatures: Bylaw Restric: Listing Broker(s):	LOT 36, BLOCK 3, PL Central Location,Golf Air Conditioning,ClthV RE/MAX LIFESTYLES Type Living Room	LAN NWP16346, DISTRICT LOT 3 Course Nearby,Private Setting,Priv Nsh/Dryr/Frdg/Stve/DW,Drapes/Wi S REALTY Dimensions 17'10 x 12'3	96, GROUP 1, NEW WESTM vate Yard,Recreation Nearby ndow Coverings,Smoke Alar Floor Below	Shopping Nearby m,Storage Shed,Swimming Type Flex Room	g Pool Equip.,Wir Dimen: 13'10 x	sions 11'3
Igmt. Company: complex / Subdiv: Gervices Connected: egal: menities: Gite Influences: Geatures: Bylaw Restric: Listing Broker(s): loor lain	LOT 36, BLOCK 3, PL Central Location,Golf Air Conditioning,ClthW RE/MAX LIFESTYLES Type Living Room Dining Room	LAN NWP16346, DISTRICT LOT 3 Course Nearby,Private Setting,Priv Nsh/Dryr/Frdg/Stve/DW,Drapes/Wi S REALTY Dimensions 17'10 x 12'3 17'1 x 11'7	96, GROUP 1, NEW WESTM vate Yard,Recreation Nearby ndow Coverings,Smoke Alar Floor Below Below	Shopping Nearby m,Storage Shed,Swimming Type Flex Room Foyer	g Pool Equip.,Wir Dimen 13'10 x 11'7 x ⁻¹	sions 11'3 10'2
Agmt. Company: Complex / Subdiv: Services Connected: .egal: Amenities: Site Influences: Features: Bylaw Restric: .isting Broker(s): Cloor Iain Iain	LOT 36, BLOCK 3, PL Central Location,Golf Air Conditioning,ClthW RE/MAX LIFESTYLES Type Living Room Dining Room Kitchen	LAN NWP16346, DISTRICT LOT 3 Course Nearby,Private Setting,Priv Vsh/Dryr/Frdg/Stve/DW,Drapes/Wi S REALTY Dimensions 17'10 x 12'3 17'1 x 11'7 19'8 x 10'9	96, GROUP 1, NEW WESTM vate Yard,Recreation Nearby ndow Coverings,Smoke Alar Floor Below Below Below	Shopping Nearby m,Storage Shed,Swimming Type Flex Room Foyer Storage	g Pool Equip.,Wir Dimen 13'10 x 11'7 x 12' x 6'	sions 11'3 10'2 3
Agmt. Company: Complex / Subdiv: Services Connected: Legal: Amenities: Site Influences: Features: Bylaw Restric: Listing Broker(s): Floor Main Main Main	LOT 36, BLOCK 3, PL Central Location,Golf Air Conditioning,ClthW RE/MAX LIFESTYLES Type Living Room Dining Room Kitchen Primary Bedroom	LAN NWP16346, DISTRICT LOT 3 Course Nearby,Private Setting,Priv Vsh/Dryr/Frdg/Stve/DW,Drapes/Wi S REALTY Dimensions 17'10 x 12'3 17'1 x 11'7 19'8 x 10'9 12'9 x 11'9	96, GROUP 1, NEW WESTM vate Yard,Recreation Nearby ndow Coverings,Smoke Alar Floor Below Below	Shopping Nearby m,Storage Shed,Swimming Type Flex Room Foyer	g Pool Equip.,Wir Dimen 13'10 x 11'7 x ⁻¹	sions 11'3 10'2 3
Mgmt. Company: Complex / Subdiv: Services Connected: Legal: Amenities: Site Influences: Features: Bylaw Restric: Listing Broker(s): Floor Main Main Main Main	LOT 36, BLOCK 3, PL Central Location,Golf Air Conditioning,ClthW RE/MAX LIFESTYLES Type Living Room Dining Room Kitchen Primary Bedroom Bedroom	LAN NWP16346, DISTRICT LOT 3 Course Nearby,Private Setting,Priv Nsh/Dryr/Frdg/Stve/DW,Drapes/Wi S REALTY Dimensions 17'10 x 12'3 17'1 x 11'7 19'8 x 10'9 12'9 x 11'9 10'9 x 10'9	96, GROUP 1, NEW WESTM vate Yard,Recreation Nearby ndow Coverings,Smoke Alar Floor Below Below Below	Shopping Nearby m,Storage Shed,Swimming Type Flex Room Foyer Storage	g Pool Equip.,Wir Dimen 13'10 x 11'7 x 12' x 6'	sions 11'3 10'2 3
Agmt. Company: Complex / Subdiv: Services Connected: Legal: Amenities: Site Influences: Features: Bylaw Restric: Listing Broker(s): Floor Main Main Main Main Below	LOT 36, BLOCK 3, PL Central Location,Golf Air Conditioning,ClthW RE/MAX LIFESTYLES Type Living Room Dining Room Kitchen Primary Bedroom Bedroom Recreation Room	LAN NWP16346, DISTRICT LOT 3 Course Nearby,Private Setting,Priv Nsh/Dryr/Frdg/Stve/DW,Drapes/Wi S REALTY Dimensions 17'10 x 12'3 17'1 x 11'7 19'8 x 10'9 12'9 x 11'9 10'9 x 10'9 23'6 x 11'9	96, GROUP 1, NEW WESTM vate Yard,Recreation Nearby ndow Coverings,Smoke Alar Floor Below Below Below	Shopping Nearby m,Storage Shed,Swimming Type Flex Room Foyer Storage	g Pool Equip.,Wir Dimen 13'10 x 11'7 x 12' x 6'	sions 11'3 10'2 3
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Agmt. Company: Complex / Subdiv: Services Connected: .egal: Amenities: Site Influences: Features: Bylaw Restric: .isting Broker(s): floor Main Main Main Main Main Below Below	LOT 36, BLOCK 3, PL Central Location,Golf Air Conditioning,ClthW RE/MAX LIFESTYLES Type Living Room Dining Room Kitchen Primary Bedroom Bedroom Recreation Room	LAN NWP16346, DISTRICT LOT 3 Course Nearby,Private Setting,Priv Nsh/Dryr/Frdg/Stve/DW,Drapes/Wi S REALTY Dimensions 17'10 x 12'3 17'1 x 11'7 19'8 x 10'9 12'9 x 11'9 10'9 x 10'9 23'6 x 11'9	96, GROUP 1, NEW WESTM vate Yard,Recreation Nearby ndow Coverings,Smoke Alar Floor Below Below Below	Shopping Nearby m,Storage Shed,Swimming Type Flex Room Foyer Storage	g Pool Equip.,Wir Dimen 13'10 x 11'7 x 12' x 6'	sions 11'3 10'2 3
Agmt. Company: Complex / Subdiv: Services Connected: .egal: Amenities: Site Influences: Features: Bylaw Restric: .isting Broker(s): Cloor Iain Iain Iain Iain Bain Bain Bain Bain Bain	LOT 36, BLOCK 3, PL Central Location,Golf Air Conditioning,ClthV RE/MAX LIFESTYLES Type Living Room Dining Room Kitchen Primary Bedroom Bedroom Recreation Room Bedroom	LAN NWP16346, DISTRICT LOT 3 Course Nearby,Private Setting,Priv Nsh/Dryr/Frdg/Stve/DW,Drapes/Wi S REALTY Dimensions 17'10 x 12'3 17'1 x 11'7 19'8 x 10'9 12'9 x 11'9 10'9 x 10'9 23'6 x 11'9 11'3 x 10'3	96, GROUP 1, NEW WESTM vate Yard,Recreation Nearby ndow Coverings,Smoke Alar Floor Below Below Below Below Below	Shopping Nearby m,Storage Shed,Swimming Type Flex Room Foyer Storage Storage	g Pool Equip.,Wir Dimena 13'10 x 11'7 x ⁻¹ 12' x 6' 5'4 x 4'	sions 11'3 10'2 3 9
Mgmt. Company: Complex / Subdiv: Services Connected: Legal: Amenities: Site Influences: Features: Bylaw Restric: Listing Broker(s): Floor Main Main Main Main Main Below Below Below Finished Floor (Main): Finished Floor (Above):	LOT 36, BLOCK 3, PL Central Location,Golf Air Conditioning,ClthV RE/MAX LIFESTYLES Type Living Room Dining Room Kitchen Primary Bedroom Bedroom Recreation Room Bedroom	LAN NWP16346, DISTRICT LOT 3 Course Nearby,Private Setting,Priv Nsh/Dryr/Frdg/Stve/DW,Drapes/Wi S REALTY Dimensions 17'10 x 12'3 17'1 x 11'7 19'8 x 10'9 12'9 x 11'9 10'9 x 10'9 23'6 x 11'9 11'3 x 10'3 # Of Rooms:	96, GROUP 1, NEW WESTM vate Yard,Recreation Nearby ndow Coverings,Smoke Alar Floor Below Below Below Below Below Below	Shopping Nearby m,Storage Shed,Swimming Type Flex Room Foyer Storage Storage Storage	g Pool Equip.,Win Dimens 13'10 x 11'7 x ⁻ 12' x 6' 5'4 x 4' # of Pieces	sions 11'3 10'2 3 9 Ensuite?
Agmt. Company: Complex / Subdiv: Services Connected: Legal: Amenities: Site Influences: Features: Bylaw Restric: Listing Broker(s): Coor Aain Main Main Main Below Below Below Selow Selow Cinished Floor (Main): Cinished Floor (Below):	LOT 36, BLOCK 3, PL Central Location,Golf Air Conditioning,ClthW RE/MAX LIFESTYLES Type Living Room Dining Room Kitchen Primary Bedroom Bedroom Recreation Room Bedroom 1,252 sqft 0 sqft	AN NWP16346, DISTRICT LOT 3 Course Nearby,Private Setting,Priv Wsh/Dryr/Frdg/Stve/DW,Drapes/Wi S REALTY Dimensions 17'10 x 12'3 17'1 x 11'7 19'8 x 10'9 12'9 x 11'9 10'9 x 10'9 23'6 x 11'9 11'3 x 10'3 # Of Rooms: # Of Kitchens:	96, GROUP 1, NEW WESTM vate Yard,Recreation Nearby ndow Coverings,Smoke Alar Floor Below Below Below Below Below 11	Shopping Nearby m,Storage Shed,Swimming Type Flex Room Foyer Storage Storage Storage	g Pool Equip.,Wir Dimen 13'10 x 11'7 x 12' x 6' 5'4 x 4' # of Pieces 4	sions 11'3 10'2 3 9 Ensuite? No
Agmt. Company: Complex / Subdiv: Services Connected: Legal: Amenities: Site Influences: Features: Bylaw Restric: Listing Broker(s): Floor Main Main Main Main Below Below Below Finished Floor (Main): Finished Floor (Below): Finished Floor (Below): Finished Floor (Bsmt):	LOT 36, BLOCK 3, PL Central Location,Golf Air Conditioning,ClthW RE/MAX LIFESTYLES Type Living Room Dining Room Kitchen Primary Bedroom Bedroom Recreation Room Bedroom 1,252 sqft 0 sqft 1,131 sqft	LAN NWP16346, DISTRICT LOT 3 Course Nearby,Private Setting,Priv Nsh/Dryr/Frdg/Stve/DW,Drapes/Wi S REALTY Dimensions 17'10 x 12'3 17'1 x 11'7 19'8 x 10'9 12'9 x 11'9 10'9 x 10'9 23'6 x 11'9 11'3 x 10'3 # Of Rooms: # Of Kitchens: # Of Levels:	96, GROUP 1, NEW WESTM vate Yard,Recreation Nearby ndow Coverings,Smoke Alar Floor Below Below Below Below Below 11 1 2	Shopping Nearby m,Storage Shed,Swimming Type Flex Room Foyer Storage Storage Storage	g Pool Equip.,Wir Dimen 13'10 x 11'7 x 12' x 6' 5'4 x 4' # of Pieces 4	sions 11'3 10'2 3 9 Ensuite? No
Mgmt. Company: Complex / Subdiv: Services Connected: Legal: Amenities: Site Influences: Features: Bylaw Restric: Listing Broker(s): Floor Main Main Main Main Below Below Below Finished Floor (Main): Finished Floor (Above): Finished Floor (Below): Finished Floor (Below): Finished Floor (Total):	LOT 36, BLOCK 3, PL Central Location,Golf Air Conditioning,ClthW RE/MAX LIFESTYLES Type Living Room Dining Room Kitchen Primary Bedroom Bedroom Recreation Room Bedroom 1,252 sqft 0 sqft 1,131 sqft 0 sqft	LAN NWP16346, DISTRICT LOT 3 Course Nearby,Private Setting,Priv Nsh/Dryr/Frdg/Stve/DW,Drapes/Wi S REALTY Dimensions 17'10 x 12'3 17'1 x 11'7 19'8 x 10'9 12'9 x 11'9 10'9 x 10'9 23'6 x 11'9 11'3 x 10'3 # Of Rooms: # Of Kitchens: # Of Levels: Suite:	96, GROUP 1, NEW WESTM vate Yard,Recreation Nearby ndow Coverings,Smoke Alar Floor Below Below Below Below Below 11 1 2	Shopping Nearby m,Storage Shed,Swimming Type Flex Room Foyer Storage Storage Storage	g Pool Equip.,Wir Dimen 13'10 x 11'7 x 12' x 6' 5'4 x 4' # of Pieces 4	sions 11'3 10'2 3 9 Ensuite? No
Mgmt. Company: Complex / Subdiv: Services Connected: Legal:	LOT 36, BLOCK 3, PL Central Location,Golf Air Conditioning,ClthW RE/MAX LIFESTYLES Type Living Room Dining Room Kitchen Primary Bedroom Bedroom Recreation Room Bedroom 1,252 sqft 0 sqft 1,131 sqft 0 sqft 2,383 sqft	LAN NWP16346, DISTRICT LOT 3 Course Nearby,Private Setting,Priv Nsh/Dryr/Frdg/Stve/DW,Drapes/Wi S REALTY Dimensions 17'10 x 12'3 17'1 x 11'7 19'8 x 10'9 12'9 x 11'9 10'9 x 10'9 23'6 x 11'9 11'3 x 10'3 # Of Rooms: # Of Kitchens: # Of Levels: Suite: Crawl/Bsmt Height:	96, GROUP 1, NEW WESTM vate Yard,Recreation Nearby ndow Coverings,Smoke Alar Floor Below Below Below Below Below 11 1 2 None	Shopping Nearby m,Storage Shed,Swimming Type Flex Room Foyer Storage Storage Storage	g Pool Equip.,Wir Dimen 13'10 x 11'7 x 12' x 6' 5'4 x 4' # of Pieces 4	sions 11'3 10'2 3 9 Ensuite? No

WELCOME HOME - this charming rancher w/fully finished basement offers plenty of room for the whole family. Situated on a private 8873 sq ft lot, the yard is an entertainers delight w/gas heated 12x24 above ground pool & 1250 sq ft of deck & patio areas to enjoy morning coffee or afternoon guests. Lots of updates in the past years - kitchen w/gas stove, baths, windows, 2 yr. roof, furnace w/CENTRAL AIR, HWT, updated electrical drop, blinds & exterior doors - nothing to do but move in! LOWER LEVEL FEATURES fully operational hair salon (flex rm) but lots of options to make this a suite. PRIME LOCATION to transportation, shopping, elementary and MRSS high school. Call today for a private viewing. You won't be disappointed!

The enclosed information while deemed to be correct, is not guaranteed. Information and measurements should not be relied upon without independent verification. PREC* indicates 'Personal Real Estate Corporation'. This communication is not intended to solicit properties already listed for sale.