

551 Edkins Street

565 & 571 North Fraser Drive, BC V1X
1L8



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\$245,700

3 Bedrooms | 1 Bathroom | 1,202 Sqft

Address: Legal: LOT D BLOCK 5 DISTRICT LOT 386 CARIBOO DISTRICT PLAN 4993 (1) LOT 9 BLOCK 5 DISTRICT LOT 386 CARIBOO DISTRICT PLAN 772 (2) LOT 10 BLOCK 5 DISTRICT LOT 386 CARIBOO DISTRICT PLAN 772 (3) PID: 013-685-694 (1) 014-101-360 (2) 014-101-378 (3) Taxes: \$1,597.71 (2020) Lot Size: 0.35 Acres or 15,180 Sq. Ft. Zoning: C-2A OCP: SDR (Residential) - Three Titles - 3 Bedroom Home with full concrete basement and large deck - Upgrades include; new torch on roof, new metal roof insulation, new basement door, new back entrance door 7 new vinyl sliding windows, interior of home redone (tongue and groove cedar on walls, custom kitchen cabinets, flooring, new sink and cabinet, new toilet and tub enclosure, new plumbing, all new wiring, new furnace, new hot water tank) - Extensive frontage on North Side (North Fraser Drive) and East Side (Edkins Street) - Very private and quiet setting with mature fruit trees (apple, plum, ping cherry), wild Rose, lilacs etc. Address: Legal: PARCEL 1 DISTRICT LOT 386 CARIBOO DISTRICT PLAN PGP34998 PID: 016-768-051 Taxes: \$509.84 (2020) Lot Size: 0.69 Acres or 30,360 Sq. Ft. Zoning: C-2A OCP: SDR (Residential - One Title (consolidation of 8 city lots) - Property had small old- time home on it on it but was removed - Private Lane from North Fraser Drive to property front - Site has



Don Munro

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For full listing details, please scan:

