

44390 BAYVIEW ROAD, MISSION

\$1,499,000



Sold Date: _____ Frontage (feet): **0.00** Original Price: **\$1,499,000**
 Meas. Type: **Feet** Bedrooms: **5** Approx. Year Built: **1985**
 Depth / Size: **(12.98AC)** Bathrooms: **4** Age: **35**
 Lot Area (sq.ft.): **565,583.00** Full Baths: **3** Zoning: **R-3**
 Flood Plain: **No** Half Baths: **1** Gross Taxes: **\$2,932.13**
 Rear Yard Exp: _____ For Tax Year: **2019**
 Council Apprv?: _____ Tax Inc. Utilities?: **No**
 If new, GST/HST inc?: _____ P.I.D.: **002-041-154**
 Tour: **Virtual Tour URL**

View: **Yes: AMAZING 10 PLUS**
 Complex / Subdiv: **LAKE ERROCK - BAYVIEW**
 Services Connected: **Electricity, Septic, Water**

Style of Home: Rancher/Bungalow w/Bsmt. Construction: Frame - Wood Exterior: Vinyl, Wood Foundation: Concrete Perimeter Rain Screen: _____ Renovations: Completely Reno. Year: 2020 # of Fireplaces: 1 R.I. Plumbing: _____ Fireplace Fuel: Electric R.I. Fireplaces: _____ Water Supply: City/Municipal, Well - Drilled Fuel/Heating: Electric, Heat Pump Outdoor Area: Balcny(s) Patio(s) Dck(s), Sundeck(s) Type of Roof: Asphalt	Total Parking: 20 Covered Parking: _____ Parking Access: Front Parking: Garage; Double, Open, RV Parking Avail. Dist. to Public Transit: _____ Dist. to School Bus: _____ Title to Land: Freehold NonStrata Property Disc.: No PAD Rental: _____ Fixtures Leased: No Fixtures Rmvd: No Floor Finish: Vinyl/Linoleum
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Legal: **LOT 2 PLAN NWP57252 SECTION 21 TOWNSHIP 3 RANGE 30 MERIDIAN LAND DISTRICT 36**

Amenities: **None**

Site Influences: **Golf Course Nearby, Marina Nearby, Private Setting, Private Yard, Recreation Nearby, Ski Hill Nearby**
 Features: **Air Conditioning, ClthWsh/Dryr/Frdg/Stve/DW, Fireplace Insert, Microwave, Pantry, Storage Shed**

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Kitchen	22'5 x 12'	Below	Porch (enclosed)	21' x 26'			x
Main	Living Room	26'5 x 11'6			x			x
Main	Bedroom	14' x 8'			x			x
Main	Master Bedroom	13'3 x 11'3			x			x
Main	Bedroom	11'10 x 11'3			x			x
Main	Pantry	6' x 4'			x			x
Below	Recreation	26'5 x 11'2			x			x
Below	Master Bedroom	23' x 11'			x			x
Below	Bedroom	11' x 14'			x			
Below	Laundry	14' x 10'			x			

Finished Floor (Main):	1,450	# of Rooms:	11	Bath	1	Floor	Main	# of Pieces	4	Ensuite?	No	Outbuildings Barn: Workshop/Shed: 10x15 Pool: Garage Sz: Door Height:
Finished Floor (Above):	2,074	# of Kitchens:	1	2	Main	4	Yes					
Finished Floor (Below):	0	# of Levels:	2	3	Below	2	No					
Finished Floor (Basement):	0	Suite:	None	4	Below	5	Yes					
Finished Floor (Total):	3,524 sq. ft.	Crawl/Bsmt. Height:	_____	5			No					
Unfinished Floor:	0	Beds in Basement:	0	6			No					
Grand Total:	3,524 sq. ft.	Basement:	Full, Fully Finished, Separate Entry	7			No					
				8			No					

Listing Broker(s): **Sutton Group-West Coast Realty (Abbotsford)**

BAYVIEW AND IT IS ALL THAT - 13 ACRES WITH A FULLY REMODELED HOME. Take in the spectacular and majestic view of Harrison Bay, mountains, valley, and river from an 800 sq ft deck. Long paved winding driveway way leads to 5 bdrm and 4 bath home with open concept plan and air conditioner. Chefs kitchen with all the bells and whistles. Two master bedrooms both up and down containing opulent en suites. Spacious rec room combines with huge enclosed indoor/outdoor porch room perfect from Summer BBQ's. Close to Sandpiper Golf Course, Lake Errock Hemlock Ski Resort and Harrison Hot Springs. Bring all the toys!: lots of potential, privacy, and future possibilities with over 13 acres of space Located at the end of Bayview rd and surrounded by crown land this property is fit for royalty. Must See



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