and the second s			sented by:				
9 A. P		Dan	Edwards	5			
			liams Elite Realty	,			
		Phone:	778-889-6957			∦MACI	NABS
		dano@t	hemacnabs.com				
Active		11290 EL	THAM STRE	ст		Residential	Detached
R2770555			ple Ridge	C 1			000 (LP)
Board: V		Southwe	st Maple Ridge			\$1,04 <i>9</i> ,	(SP) M
louse/Single Family	10	V	2X 1P3				(5P)
		Sold Date:		If new, GST/	HST inc?:	Original Price:	\$1,649,000
	Le month	Meas. Type:	Feet	Bedrooms:	3	Approx. Year B	uilt: 1962
the state of the s		Frontage(feet):		Bathrooms:	3	Age:	61
		Frontage(metre	es): 36.58	Full Baths:	3	Zoning:	RS-1
		Depth / Size:	120	Half Baths:	0	Gross Taxes:	\$5,515.6
		Lot Area (sq.ft.		Rear Yard Ex	•	For Tax Year:	2022
		Lot Area (acres): 0.33	P.I.D.: C	00-549-321		
		Flood Plain:	-			Tour: Virtual	I OUR UKL
11280 ELTHAN	n æp	View:					
TTGON EP I UML	191	First Nation Res	v: HAMMOND				
		Services Connect		, Natural Gas, S	anitarv Sewer,	Water	
			City/Municipal		oply: City/Mun		
tyle of Home: Rancher/Bungalow w/Bsr	nt.		Total Parking: 5	Covered Parking	g: 2 Parking	Access: Front	
onstruction: Frame - Wood			Parking: Detach				
xterior: Mixed, Wood oundation: Concrete Perimeter			Driveway Finish: Dist. to Public Tra	ncity E block	Dict	to School Bus: 850	
Concrete Perimeter				reehold NonStra		Land Lease Ex	
enovations:		Reno. Year:	Property Disc.: Y			20110 20000 2/	
t of Fireplaces: R.I. Fireplaces:		Rain Screen:	Fixtures Leased: N	lo :			
ireplace Fuel:		Metered Water:					
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Fuel/Heating: Forced Air, Natural Gas Dutdoor Area: Patio(s) & Deck(s)		R.I. Plumbing:	Fixtures Rmvd: Y	es :Ask LA			
Outdoor Area: Patio(s) & Deck(s) ype of Roof: Asphalt		R.I. Plumbing:	Floor Finish:	lixed, Carpet			
Dutdoor Area: Patio(s) & Deck(s) Type of Roof: Asphalt		R.I. Plumbing:	Floor Finish:	lixed, Carpet			
uel/Heating: Forced Air, Natural Gas Dutdoor Area: Patio(s) & Deck(s) Type of Roof: Asphalt Agal: LOT A, PLAN NWP114, DISTRICT LOT 279,		R.I. Plumbing:	Floor Finish:	lixed, Carpet			
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utdoor Area: Patio(s) & Deck(s) ype of Roof: Asphalt egal: LOT A, PLAN NWP114, DISTRICT LOT 279, menities: ite Influences: Central Location, Golf Cou eatures: ClthWsh/Dryr/Frdg/Stve/ inished Floor (Main): 1,300 inished Floor (Main): 1,300 inished Floor (Above): 0 inished Floor (Above): 0 inished Floor (Above): 0 inished Floor (Above): 1,233 inished Floor (Below): 1,233 inished Floor (Below): 1,233 inished Floor (Total): 2,533 sq. ft. infinished Floor: 0 rand Total: 2,533 sq. ft. ir Area (Det'd 2nd Res): sq. ft. uite: Unauthorized Suite asement: Fully Finished rawl/Bsmt. Height: # of Levels: 2	ROUP 1, NEW rse Nearby, S DW Floor Main Main Main Main Main Below	R.I. Plumbing: WESTMINSTER LAND I Shopping Nearby Type Dining Room Living Room Kitchen Pantry Primary Bedroom Walk-In Closet Bedroom Dining Room Kitchen Living Room Kitchen Dining Room Kitchen Dining Room Storage	Floor Finish: N DISTRICT, (X33509) 16'1 x13'4 17'4 x10'11 17'4 x10'11 17'10 x10'1 11'8 x6'0 12'2 x11'4 5'10 x5'9 10'11 x9'11 11'2 x7'7 11'10 x7'3 15'1 x13'3 13'10 x10'8 11'6 x6'11 18'9 x19'0	lixed, Carpet		x x x x x x x x x x x x x	Floor # Main Main
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