

\$2,050,000 - 36413 Dawson Road, Abbotsford

MLS® #R3063013

\$2,050,000

4 Bedroom, 1.00 Bathroom, 2,130 sqft

Single Family on 10.00 Acres

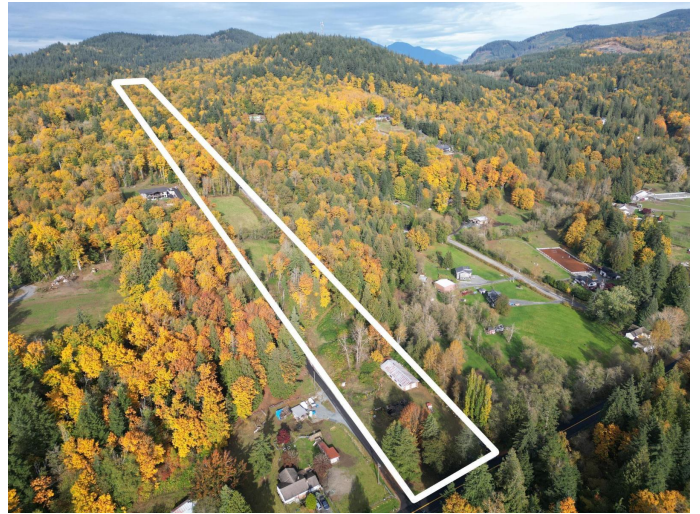
N/A, Abbotsford, British Columbia

Escape to the quiet beauty of Sumas Mountain with this 10 acre property offering privacy, views, and future potential. The property includes an older 4 bedroom, 1 bath home ready for renovation or replacement, plus a 54'x30' shop with two 10'x10' overhead doors ideal for storage, equipment, or hobby farming. A well with spring-fed water rights to Trio Springs provide a dependable water supply. Zoned H-SR-1 and NOT in the ALR, the property offers subdivision potential (buyer to verify). The land features dual road frontage on Dawson Road and Mathers Way, with a gently elevated, cleared upper bench previously used for grazing. Enjoy peaceful country living just minutes from Clayburn Village, Ledgeview Golf Course, and Abbotsford amenities. (id:6289)

Built in 1925

Essential Information

Listing #	R3063013
Price	\$2,050,000
Bedrooms	4
Bathrooms	1.00
Square Footage	2,130
Acres	10.00
Year Built	1925
Type	Single Family
Sub-Type	Freehold



Style 2 Level

Community Information

Address 36413 Dawson Road
Subdivision N/A
City Abbotsford
Province British Columbia
Postal Code V3G2L1

Amenities

Utilities Electricity, Water
Parking Open

Interior

Appliances Refrigerator
Heating Forced air
Has Basement Yes
Basement Unknown

Listing Details

Listing Office B.C. Farm & Ranch Realty Corp.



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