

13783 Rippington Road, Pitt Meadows, BC



Court Order Sale

Key Highlights

- > Property in Pitt Meadows with panoramic views of mountains and farm land
- > 10 acre parcel
- > Improved with 4 detached homes and 7 acres of organic blueberries

HART BUCK
604 662 2646
hart.buck@colliers.com

MEG COONEY
604 694 7273
meg.cooney@colliers.com





Close up aerial of 13783 Rippington Road

FOR SALE

13783 Rippington Road Pitt Meadows, BC

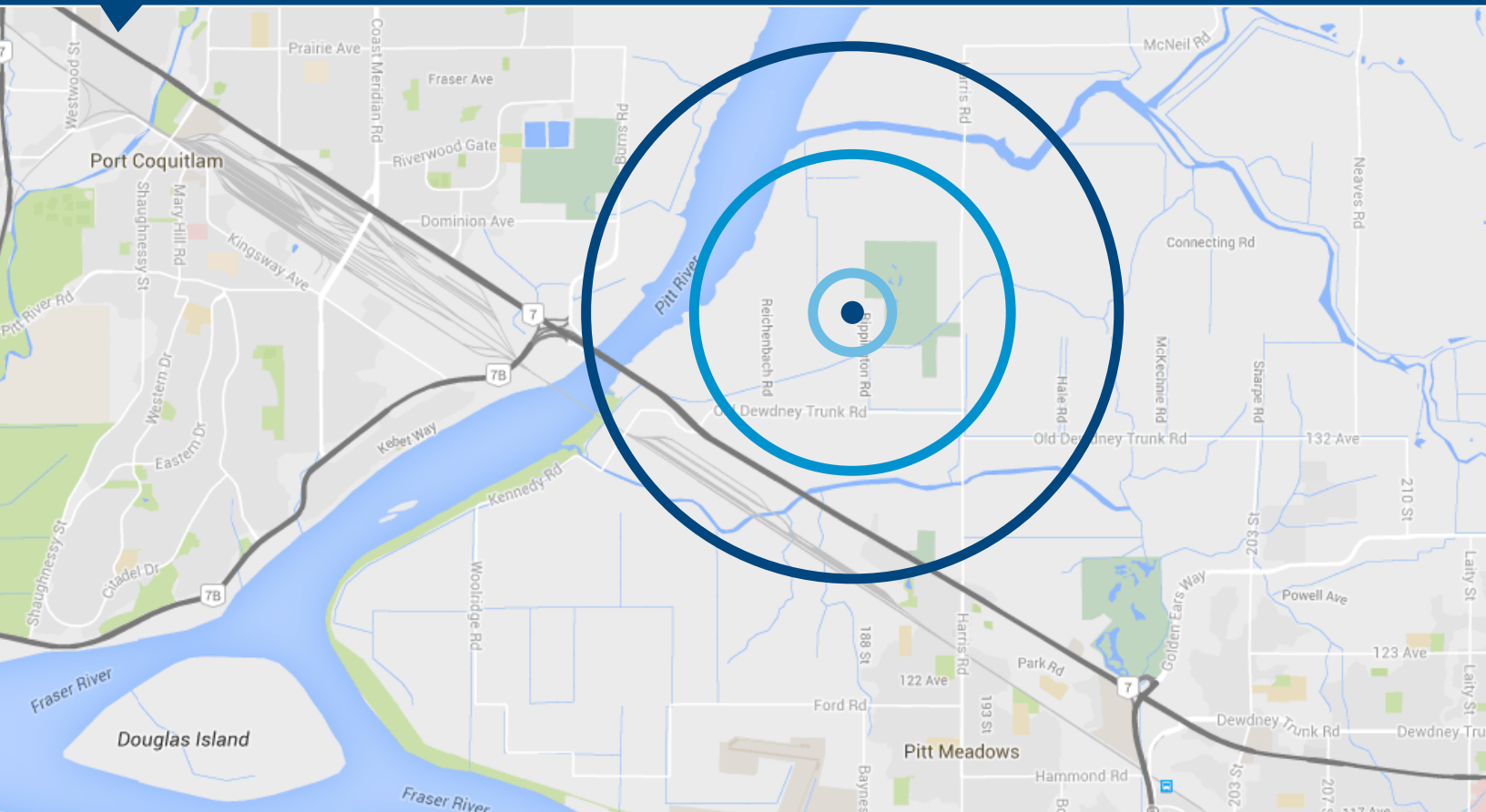
Property Highlights

- › The renowned “Farm House” offers a unique opportunity for a family compound
- › Remarkable 10 acre property consisting of 4 detached homes plus a stable
- › Enchanting gardens framing a large pond with an island and two bridges
- › \$250,000 of estimated revenue from the 7 acres of Organic Reka blueberries.

Asking Price

\$4,500,000

Legal Address:	PID: 013-181-891 Block 6 Part1 S Part 2 SE Section 11 Range N1 Meridian ECM Land District 36 Except Plan 24724, LMP49651	
Site Area:	9.825 Acres	(427,977 SF)
Zoning:	A-1 (General Agricultural)	
Building Areas:	Main House	4,655 SF
	Event Hall	2,325 SF
	Coach House	1,490 SF
	Barn	2,100 SF
	Stable	1,019 SF
	Total	11,589 SF
Landscape and Farm Improvements:	Landscaping	2.83 Acre
	Blueberries	7.00 Acre
Assessed Value (2015):	Land	\$ 61,461
	Improvements	\$ 603,300
	Total	\$ 664,761
Property Taxes (2015):	\$5,538.27	



Demographics

	1km radius	3km radius	5km radius
TOTAL AVERAGE POPULATION			
2015 Estimate	232	4,423	42,401
2020 Projected	295	5,263	44,954
AVERAGE HOUSEHOLD INCOME			
2015 Estimate	\$68,376	\$97,288	\$99,783
2020 Projected	\$75,944	\$85,565	\$112,149
OCCUPIED PRIVATE DWELLINGS			
2015 Owned	55	1,242	12,219
2015 Rented	28	392	3,254

All offers subject to Court approval.

Contact Us

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COLLIERS INTERNATIONAL
200 Granville Street, 19th Floor
Vancouver, BC V6C 2R6
604 681 4111
www.collierscanada.com