

# Investment Agriculture Property



## Listing Information

This property is 39 acres located in on 16<sup>th</sup> avenue in Langley. Home is a four bed room 2600 sqft rancher also a mobile home on ALR land.

## Investment Highlights

The farm has a house and numerous washing grading and storage/equipment buildings. **Total land base is 39 acres.** This farm has is actively farmed and is currently planted to blueberries and mixed vegetables. There is a good supply of water for irrigation from a private water system; all land is irrigated. Water in this area is in short supply this farm has it.

12 acres blueberries, the remaining land is vegetables

Well water system and Septic system  
Equipment, storage, washing & grading barns  
Soil is a loam type, well drained on uplands  
3 large greenhouses  
Workshop  
Road side stand with direct farm sales; over 14000 vehicles passing by!

Note please do not enter property call for appointment 778 823-2446

**Tim Singh**  
**Homelife Benchmark Cloverdale**

**Tim Singh**  
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## Listing Summary:

Property type:	Agriculture
Sale/Lease:	Sale
Total acreage:	39 acres
Buildings:	Home & farm buildings
Taxes:	farm classification
Asking Price:	\$ call Tim 778 823-2446
Price per acre:	\$ call
Address:	25838-16 <sup>th</sup> ave Langley