



Colliers

FOR SALE

# 1.02 Acre Site Cleared and Leveled, in Kanaka Business Park

12930 Katonien Street, Maple Ridge, BC  
Lot 21

## Geoffrey Charters

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## Colliers Canada

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[Collierscanada.com](http://Collierscanada.com)

## Size

1.018 acres

## Location

Kanaka Business Park in Maple Ridge is one of the fastest-growing communities in Metro Vancouver. Located east of 256th Street and north of Dewdney Trunk Road, the east-west thoroughfare in Maple Ridge, this property is situated close to major transportation routes. The property also has access to Lougheed Highway which connects to the Golden Ears Bridge crossing the Fraser River into Langley. The Pitt River Bridge to the west also provides access to the TriCity area.

## Legal Description

PID: 028-047-788 LOT 21 SECTION 25 TOWNSHIP 12 NEW  
WESTMINSTER DISTRICT PLAN BCP42202

## Features

- Fully fenced, cleared and levelled site
- 150' frontage with an average depth of 260'

## Asking Price

Contact listing agents

## Available

Immediately

## Property Taxes (2024)

\$32,672.72



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