

**45878 Berkeley Avenue**  
Chilliwack, BC V2P 3N2

**ROYAL LePAGE**

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**MLS# R3079365**



**\$799,900**

**5 Bedrooms | 2 Bathrooms | 3,047 Sqft**

Spacious 5 bedroom, 2 bathroom home offering over 3,000 sq ft of living space on a property with 80 ft frontage on a 8015 sqft lot and located close to the Hope River, walking trails, and nearby parks. The home features lane access, a large driveway with RV parking, and a south-facing backyard. Interior highlights include a newer kitchen, hardwood flooring, two large recreation rooms, and a heat pump with air conditioning. The yard is fully fenced, and the layout allows for easy suite potential (buyer to verify). This property requires some TLC but offers strong long-term holding value and is priced \$87,000 below assessed value.



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For full listing details, please scan:

