

WELCOME TO

# The Acres on 272



PRESENTED BY

**TAYLOR LODGE**  
**WELLS MACEY**

**momentum**





## 6895 - 6897 272 STREET LANGLEY

The Acres on 272 - Multigenerational living at its finest! Opportunities like this are few and far between. Offering complete privacy with Two separate Titles totalling 32.85 acres. 3 separate residences grandfathered on the south property - 6895 272 with the possibility of building 2 residences on the north property - 6897 272.

Incredible entry gate opens to present a sprawling 1,000+ ft driveway that leads you to your beautiful estate home perched on a gentle hill. The Acres contains a beautifully updated equestrian barn with 10 stables with in/out paddocks, grooming area, tack room, laundry, and riding arena specifically designed to stay high and dry through-out the year. 3 additional outbuildings with vaulted ceilings, roll up doors, grand woodwork, display room lighting and lounge areas set up for the car collector. Plus more than enough space for all the required garden and farming equipment, or to expand the stall space to suit your equestrian needs.



Custom in-ground pool that overlooks the property, fenced in tennis court, huge fire-pit area with built-in seating, and a private “lake” with a multi level treehouse that overlooks the property. Plus a romantic covered viewpoint with a stone fireplace perfectly positioned to watch the sun sets. Well positioned mature trees are set across the property to make you feel like you are living in your own private park! This estate property truly has it all.



The primary home welcomes you with a grand entrance into the immense great room with high vaulted ceilings, custom fireplace that becomes the epicenter of the room, large wet bar, and lengths of windows that view over the pool and grounds. The entertainers paradise continues into the spacious kitchen and dining area that easily hosts the largest events with ease and is situated beside the family room big enough for any event. The balance of the main floor features four large bedrooms, loads of storage space and a beautiful flow. The living space is complete with a second storey that hosts two primary bedrooms complete with spa-like ensures and gorgeous views.





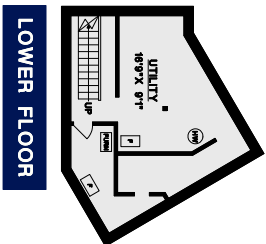


# Momentum

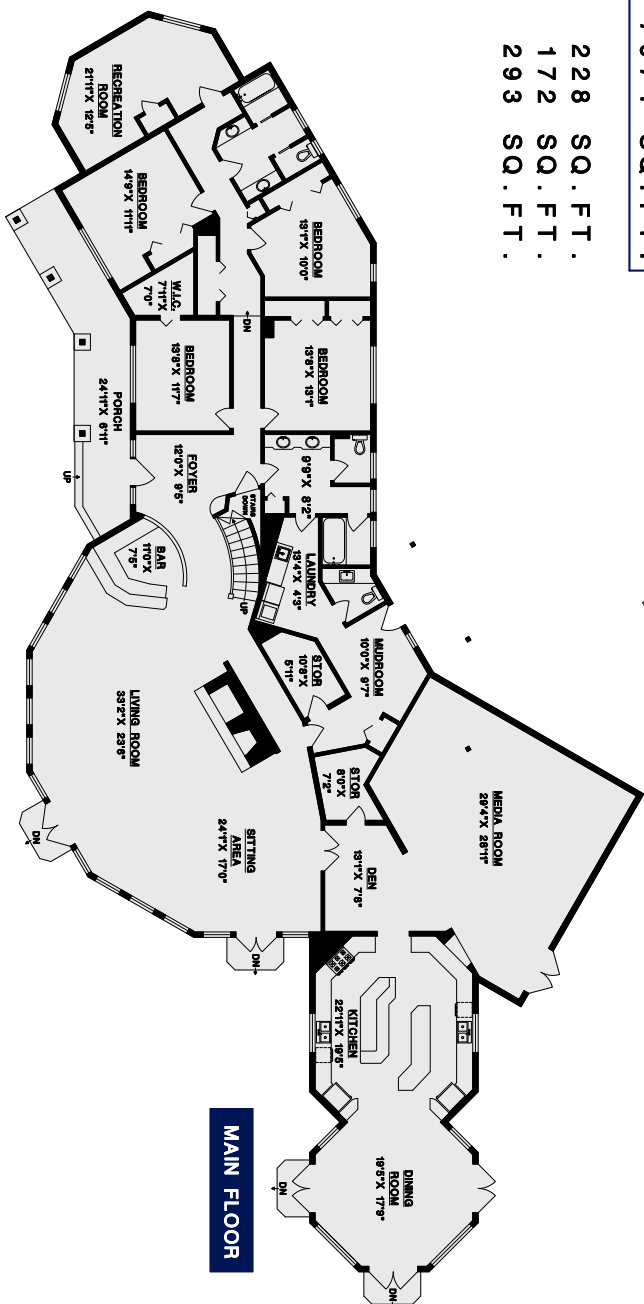
## Taylor Lodge

778-242-3902

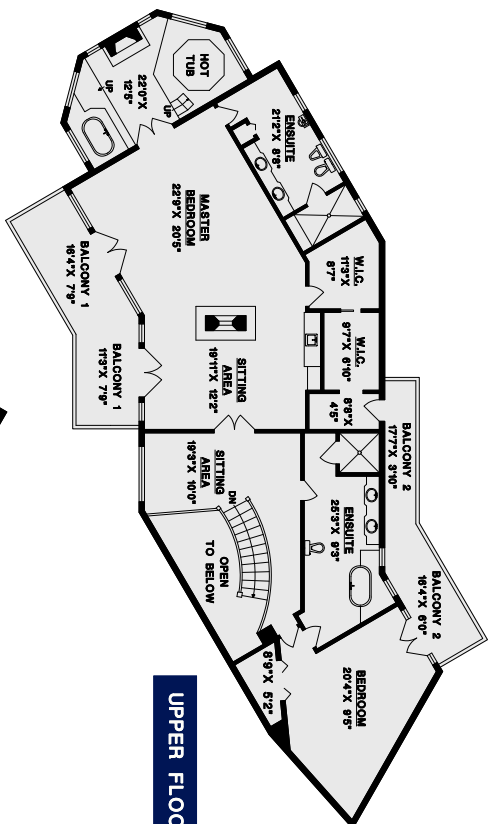
UPPER FLOOR	2466 SQ. FT.
MAIN FLOOR	5001 SQ. FT.
LOWER FLOOR	507 SQ. FT.
FINISHED AREA	7974 SQ. FT.
BALCONY 1	228 SQ. FT.
BALCONY 2	172 SQ. FT.
PORCH	293 SQ. FT.



LOWER FLOOR



MAIN FLOOR



UPPER FLOOR

6895 272ND STREET,  
LANGLEY, B.C.

MAIN HOUSE

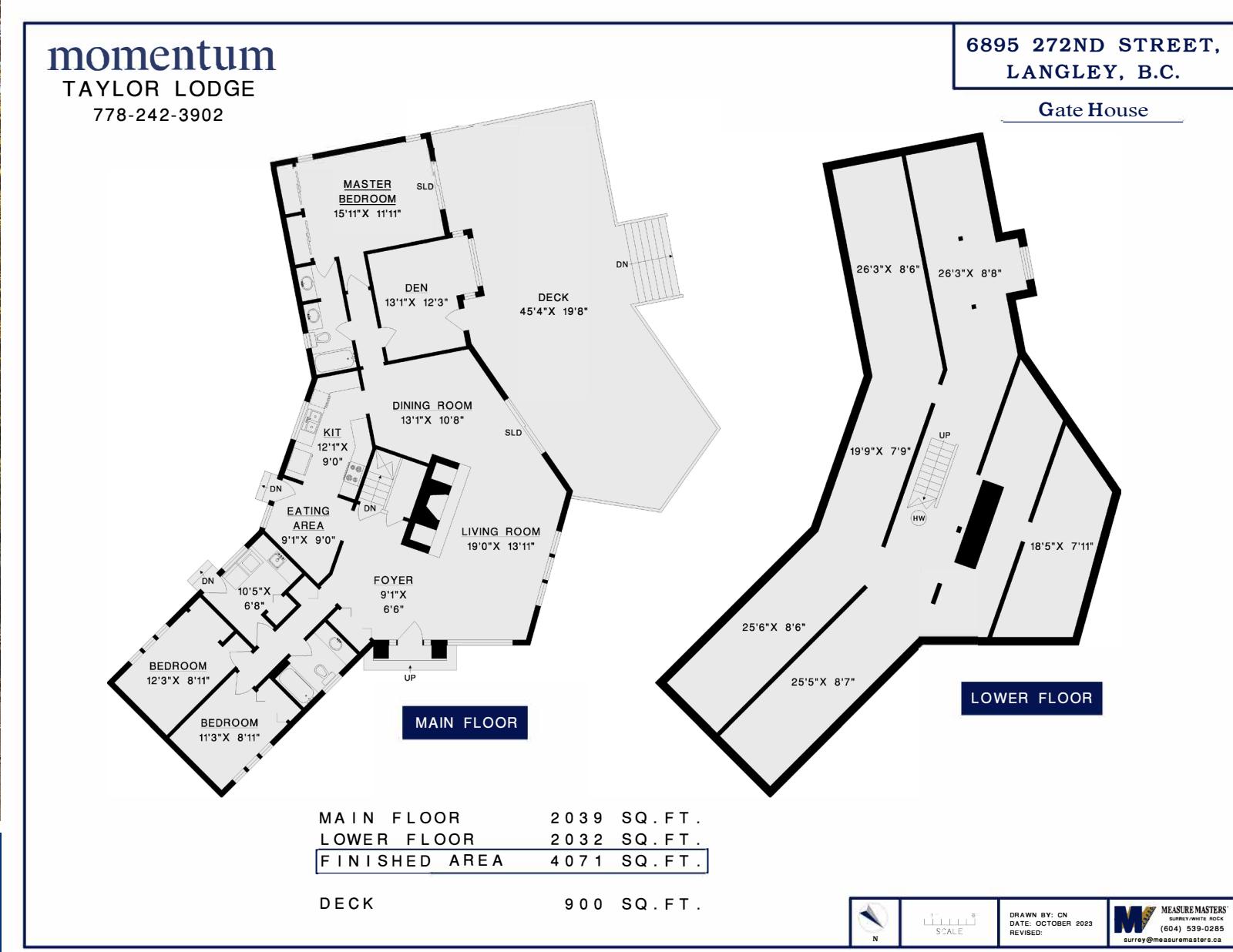


1" = 5'-0"  
SCALE

DRAWN BY: CN  
DATE: OCTOBER 2023  
REVISED:







This beautifully appointed "Gatehouse" has been recently updated and features an updated kitchen with new cabinetry, countertops and appliances. This home has an ideal layout with the Primary suite on one end being completely separated from the other bedrooms with the main living area in-between. With 3 Bedrooms and a Den, 2 full Bathrooms, a large Kitchen space, and lovely Living area complete with gas fireplace this home feels nothing short of a full sized home. Totalling just over 4,000 SqFt with an additional 900 SqFt of deck space overlooking the pond and fields, this is truly an incredible spot for anyone in your family to call home. The basement is fully finished and awaiting your finishing touches to make it your own.



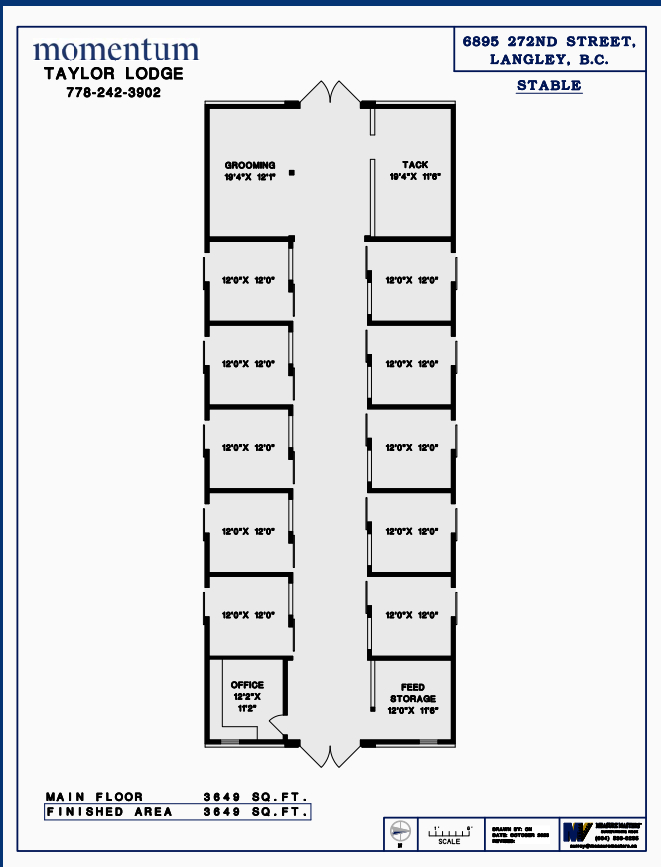












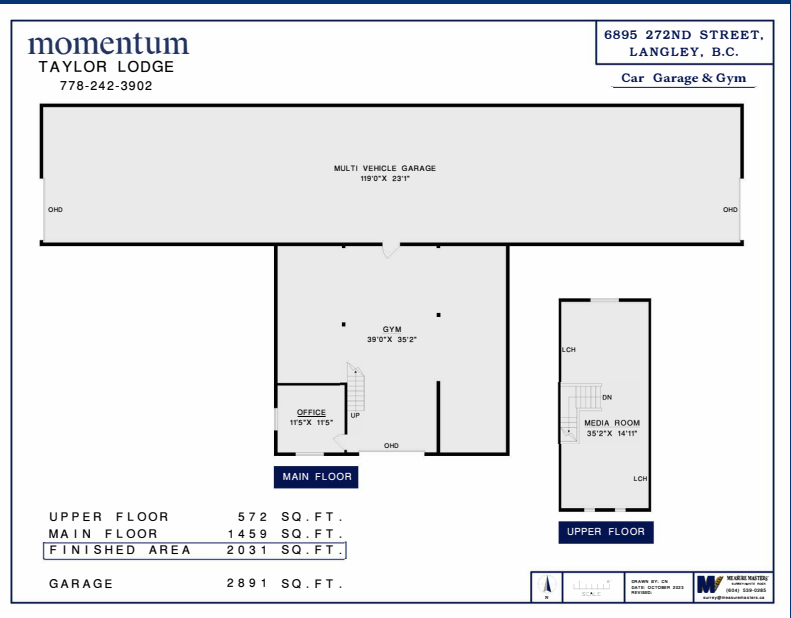
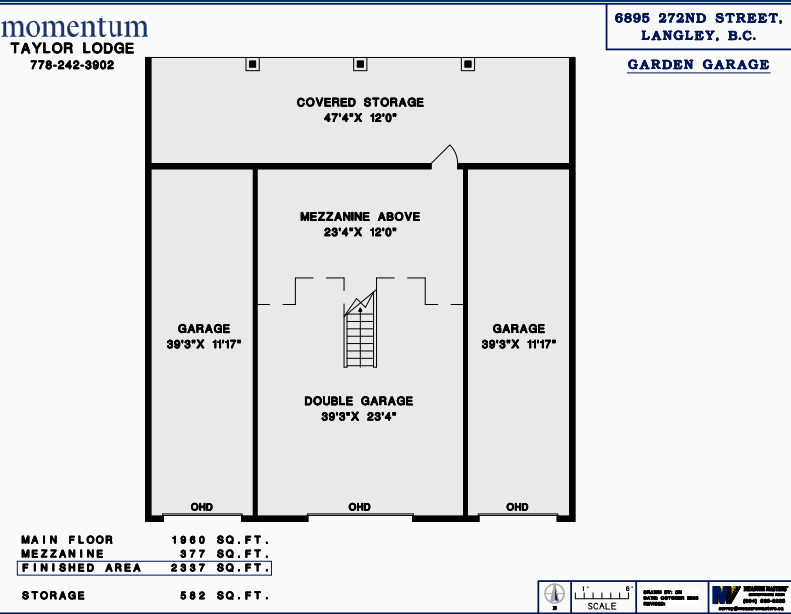
The Equestrian Barn/Stable comes complete with 10 stalls that all have in/out access to paddocks, a large grooming area, tack area, an office, and storage space. All of that leads out onto the perfectly positioned riding arena designed to stay high and dry. The fenced fields are smartly laid out to let your horses roam in peace. The Barn/Stable is 3,649 Sqft.



The Car Collector Garage is designed to showcase your prized collection. Whether your collection is full of luxury cars, or restored collectables, you will love to call this home for them. With a beautiful lounge flanked on each side by a three car garage, the car garage is fully alarmed for utmost security.

The Car Garage is 2,392 Sqft The Garden Garage has additional car storage capabilities along with its main focus of housing all the gardening/farming equipment. The large middle section also has a mezzanine for additional storage.

The Garden Garage is 2,337 Sqft with an additional covered 582 Sqft The Bonus Garage has a perfect spot for a large home gym and also has a great private office. It also has an additional loft area that is a great media or games room. There is a lengthy showroom aspect to this garage as well, which offers further display space for all your collectibles! The Bonus Garage is 2,891 Sqft







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