

Depth/Size (ft):		Bedrooms:	1	Approx. Year Built:	1976
Frontage (ft):		Bathrooms:	1	Age:	48
Lot Area:		Full Baths:	1	Zoning:	MF
Flood Plain:	Yes	Half Baths:	0	Gross Taxes:	\$685.04
Rear Yard Exp:		Maint. Fee:	291.53	For Tax Year:	2023
View:	No			P.I.D.:	001-493-965

Style of Home:	Inside Unit	Parking:	Total: 1 - Covered: 1
Construction:	Frame - Wood	Covered Parking:	1
Exterior:	Stucco,Wood	Parking Access:	Rear
Foundation:		Parking:	Garage Underbuilding
Rain Screen:	No	Locker:	Yes
Renovations:		Units in Dev:	
# of Fireplaces:	0 - Fuel:	Distance to:	
Water Supply:	City/Municipal	Title to Land:	Freehold Strata
Fuel/Heating:	Baseboard,Hot Water,Natural Gas	Property Disc:	Yes
Outdoor Area:	Balcony(s),Sundeck(s)	PAD Rental:	
Type of Roof:	Torch-On	Fixtures Leased:	No
Floor Finish:	Vinyl/Linoleum,Carpet	Fixtures Rmvd:	No

View:	No
Mgmt. Company:	Homelife - 604-858-7368
Complex / Subdiv:	Ridgewood Court
Services Connected:	Electricity,Natural Gas,Water
Legal:	STRATA LOT 9, PLAN NWS661, NEW WESTMINSTER LAND DISTRICT, TOGETHER WITH AN INTEREST IN THE COMMON PROPERTY IN PROPORTION TO THE UNIT ENTITLEMENT OF THE STRATA LOT AS SHOWN ON FORM 1; DIVISION A
Amenities:	Club House,Elevator,Shared Laundry,Storage
Site Influences:	Central Location,Shopping Nearby
Features:	Drapes/Window Coverings,Refrigerator,Stove
Bylaw Restrict:	Age Restrictions,Pets Not Allowed
Listing Broker(s):	RE/MAX Magnolia

Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Foyer	10' x 4'			
Main	Storage	7' x 4'2			
Main	Bedroom	14'7 x 10'			
Main	Living Room	17'6 x 11'6			
Main	Eating Area	10' x 9'			
Main	Kitchen	10' x 9'			

Finished Floor (Main):	681 sqft	# Of Rooms:	6	Bathroom Floor	# of Pieces	Ensuite?
Finished Floor (Above):	0 sqft	# Of Kitchens:	1	Main	4	No
Finished Floor (Below):	0 sqft	# Of Levels:	1			
Finished Floor (Bsmt):	0 sqft	Crawl/Bsmt Height:				
Finished Floor (Total):	681 sqft	Basement:	None			
Unfinished Floor:	0 sqft	# or % of Rentals Allowed:				
Grand Total:	681 sqft	# Of Pets:	Cats: No, Dogs: No			

Welcome to your cozy 1-bedroom haven! Nestled on the serene side of the building, this gem offers tranquility at its finest. Conveniently located mere steps away from the hospital, with shopping, pharmacies, and the vibrant new 1881 district within effortless walking distance, convenience is at your doorstep. With a touch of TLC, this unit transforms into an ideal 55+ rental or a perfect central abode. Don't miss out on this opportunity for peaceful living in a prime location! No Pets, rentals allowed with restrictions.