

Depth/Size (ft):		Bedrooms:	3	Approx. Year Built:	1967
Frontage (ft):	48.00	Bathrooms:	1	Age:	57
Lot Area: (sq.ft.)	3,750.00	Full Baths:	1	Zoning:	UR-1
Flood Plain:	No	Half Baths:	0	Gross Taxes:	\$2,787.72
Rear Yard Exp:				For Tax Year:	2023
View:	Yes			P.I.D.:	009-909-397

Style of Home:	Rancher/Bungalow	Parking:	Total: 1 - Covered: 1
Construction:	Frame - Wood	Covered Parking:	1
Exterior:	Wood	Parking Access:	
Foundation:		Parking:	Carport; Single,Open
Rain Screen:		Locker:	
Renovations:		Units in Dev:	
# of Fireplaces:	1 - Fuel: Natural Gas	Distance to:	
Water Supply:	Community	Title to Land:	Freehold NonStrata
Fuel/Heating:	Baseboard,Electric,Natural Gas	Property Disc:	No
Outdoor Area:	Patio(s) & Deck(s)	PAD Rental:	
Type of Roof:	Asphalt	Fixtures Leased:	No
Floor Finish:		Fixtures Rmvd:	No

View:	Yes : Mountain
Mgmt. Company:	
Complex / Subdiv:	
Services Connected:	Electricity,Natural Gas,Septic
Legal:	LOT 63, PLAN NWP14186, SECTION 15, TOWNSHIP 22, NEW WESTMINSTER LAND DISTRICT
Amenities:	Playground,Tennis Court(s)
Site Influences:	Recreation Nearby
Features:	Refrigerator,Stove
Bylaw Restrict:	
Listing Broker(s):	RE/MAX Lifestyles Realty (Langley)

Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Kitchen	5'3 x 8'			
Main	Living Room	21' x 14'6"			
Main	Primary Bedroom	9'3 x 7'9"			
Main	Bedroom	6'2 x 7'2"			
Main	Bedroom	9' x 6'			

Finished Floor (Main):	750 sqft	# Of Rooms:	5	Bathroom Floor	# of Pieces	Ensuite?
Finished Floor (Above):	0 sqft	# Of Kitchens:	1	Main	3	No
Finished Floor (Below):	0 sqft	# Of Levels:	1			
Finished Floor (Bsmnt):	0 sqft	Suite:	None			
Finished Floor (Total):	750 sqft	Crawl/Bsmnt Height:				
Unfinished Floor:	0 sqft	Basement:	None			
Grand Total:	750 sqft	Beds In Bsmnt:	0 / 3			
		# Of Pets:				

Nestled into the south end of Cultus Lake is Lindell Beach. Built in 1967 this charming, custom built cabin has 3 bedrooms & 1 bathroom. The main living area is adorned with a wall of windows offering an expansive view of the surrounding mountains. 2 patios provide excellent outdoor summertime eating options and the gas fireplace keeps things toasty in the winter. This lot offers tons of parking for all your guests! Lindell Beach has so many ammenites including 40 acres of fenced forested park land with walking/biking trails, a playground, tennis, basketball & beach volleyball courts. Plus, the beach on this end of the lake is ultra private and quiet as there is no public parking nearby. This year round retreat is just what you need.