R2906052 Townhouse

33 7348 192A STREET SURREY

Clayton, V4N 6J2

Residential Attached \$749,999 (LP)

Construction:FrameExterior:BrickFoundation:Rain Screen:Renovations:# of Fireplaces:0 - filler# of Fireplaces:0 - fillerWater Supply:CittyFuel/Heating:BassOutdoor Area:FenType of Roof:AspFloor Finish:TillerView:YessMgmt. Company:AssComplex / Subdiv:KnotServices Connected:ElectLegal:STFCOMCOM	Storey,Inside Unit ume - Wood ck,Vinyl Fuel: y/Municipal seboard,Electric nced Yard,Patio(s) & Deck(phalt e,Vinyl/Linoleum,Carpet s : MOUNTAINS AND FAR socia BC - 604-591-6060 oll By: Mosaic ectricity,Sanitary Sewer,Sto RATA LOT 16 SECTION 22	MLAND	2 2 2 0 380.75 Parking: Covered Parking: Parking Access: Parking: Locker: Units in Dev: Distance to: Title to Land: Property Disc: PAD Rental: Fixtures Leased: Fixtures Rmvd:	Approx. Year Built Age: Zoning: Gross Taxes: For Tax Year: P.I.D.: Total: 2 - Covered: 2 Front Grge/Double Tand No 40 - Total Units in S Freehold Strata Yes No No	14 CD \$2,6 2023 028- 2 em,Other,Visitor	13.12 3 155-114 Parking
Frontage (ft): Lot Area: Flood Plain: Rear Yard Exp: View: Yes Style of Home: 3 St Construction: France Exterior: Brice Foundation: Rain Screen: Renovations: # of Fireplaces: 0 - 1 Water Supply: City Fuel/Heating: Bass Outdoor Area: Fen Type of Roof: Asp Floor Finish: Tile View: Yes Mgmt. Company: Ass Complex / Subdiv: Knot Services Connected: Elect Legal: STF	Storey,Inside Unit ume - Wood ck,Vinyl Fuel: y/Municipal seboard,Electric nced Yard,Patio(s) & Deck(phalt e,Vinyl/Linoleum,Carpet s : MOUNTAINS AND FAR socia BC - 604-591-6060 oll By: Mosaic ectricity,Sanitary Sewer,Sto RATA LOT 16 SECTION 22	Full Baths: Half Baths: Maint. Fee: s)	2 0 380.75 Parking: Covered Parking: Parking Access: Parking: Locker: Units in Dev: Distance to: Title to Land: Property Disc: PAD Rental: Fixtures Leased: Fixtures Rmvd:	Age: Zoning: Gross Taxes: For Tax Year: P.I.D.: Total: 2 - Covered: 2 Front Grge/Double Tand No 40 - Total Units in S Freehold Strata Yes No	14 CD \$2,6 2023 028- 2 em,Other,Visitor	3 155-114 Parking
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Rear Yard Exp: View: Yes Style of Home: 3 St Construction: France Exterior: Brick Foundation: Rain Screen: Renovations: 0 - f # of Fireplaces: 0 - f Water Supply: City Fuel/Heating: Bas Dutdoor Area: Fen Type of Roof: Asp Floor Finish: Tile View: Yes Mgmt. Company: Ass Complex / Subdiv: Knot Services Connected: Elect Legal: CO	Storey,Inside Unit ume - Wood ck,Vinyl Fuel: y/Municipal seboard,Electric nced Yard,Patio(s) & Deck(phalt e,Vinyl/Linoleum,Carpet s : MOUNTAINS AND FAR socia BC - 604-591-6060 oll By: Mosaic ectricity,Sanitary Sewer,Sto RATA LOT 16 SECTION 22	Maint. Fee: s) MLAND rm Sewer,Water	380.75 Parking: Covered Parking: Parking Access: Parking: Locker: Units in Dev: Distance to: Title to Land: Property Disc: PAD Rental: Fixtures Leased: Fixtures Rmvd:	For Tax Year: P.I.D.: Total: 2 - Covered: 2 Front Grge/Double Tand No 40 - Total Units in S Freehold Strata Yes No	2023 028- 2 em,Other,Visitor	3 155-114 Parking
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# of Fireplaces: 0 - f Water Supply: City Fuel/Heating: Bas Outdoor Area: Fen Type of Roof: Asp Floor Finish: Tile View: Yes Mgmt. Company: Ass Complex / Subdiv: Known Services Connected: Elector Legal: CO	y/Municipal seboard,Electric nced Yard,Patio(s) & Deck(phalt a,Vinyl/Linoleum,Carpet s : MOUNTAINS AND FAR socia BC - 604-591-6060 oll By: Mosaic actricity,Sanitary Sewer,Sto RATA LOT 16 SECTION 22	MLAND rm Sewer,Water	Distance to: Title to Land: Property Disc: PAD Rental: Fixtures Leased: Fixtures Rmvd:	Freehold Strata Yes No	Strata: 40	
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	rden,In Suite Laundry Intral Location,Greenbelt,Pr	ROPORTION TO THE UNITEN	TITLEMENT OF THE STRAT reation Nearby,Shopping Nea	A LOT AS SHOWN ON		NTEREST IN THE
Features: Clth	hWsh/Dryr/Frdg/Stve/DW,I	Drapes/Window Coverings,Mic	owave			
Bylaw Restric: Pets	ts Allowed w/Rest.,Rentals	Allowed				
Listing Broker(s): Roy	yal LePage - Wolstencroft					
Floor Type	e D	imensions	Floor	Туре	Dimen	sions
Below Foye		11 x 4'2				
,		2'10 x 12'8				
	*	0'8 x 11'5				
Main Kitch	•	4'2 x 10'11				
Main Patio		4'2 x 8'0				
		1'11 x 12'8				
Above Bedro		4'2 x 9'1				
Finished Floor (Main): 570	2 ooft	# Of Rooms:	7	Pothroom Floor	# of Disass	Enouite
	6 sqft		7	Bathroom Floor	# of Pieces	Ensuite?
	6 sqft	# Of Kitchens:	1	Above	3	Yes
	sqft	# Of Levels:	3	Above	4	No
Finished Floor (Bsmt): 0 so		Crawl/Bsmt Height:	News			
	25 sqft	Basement:	None			
Unfinished Floor: 0 sc		# or % of Rentals Allowed				
Grand Total: 1,22	25 sqft	# Of Pets:	2 - Cats: Yes, Dogs: Yes			

RARELY AVAILABLE! Nestled on a QUIET dead-end street: KNOLL by Mosaic features 40 boutique townhouses located between farmland and Shannon Park. Beautifully updated 2 bdrm 2 bath that reflects TRUE PRIDE OF OWNERSHIP. UPGRADES include new luxury vinyl plank floors, new high end kitchen appliances, new HW tank, newer washer & dryer, newer paint & carpets, custom built-in entertainment center in the living room & a large garage w/epoxy floor, work bench, extra storage and utility sink among others. Living area is spacious & has a sliding door leading to your back deck feat GORGEOUS UNOBSTRUCTED MOUNTAIN & FIELD VIEWS. Plus your very own PRIVATE & FENCED Backyard (w/new sod) backing onto ALR GREENSPACE. This home provides a SERENE escape while being STEPS away from a plethora of AMENITIES.



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