

Depth/Size (ft):		Bedrooms:	3	Approx. Year Built:	2006
Frontage (ft):		Bathrooms:	4	Age:	18
Lot Area:		Full Baths:	3	Zoning:	CD
Flood Plain:		Half Baths:	1	Gross Taxes:	\$3,426.47
Rear Yard Exp:		Maint. Fee:	591.32	For Tax Year:	2023
View:	Yes			P.I.D.:	026-605-554

Style of Home:	2 Storey w/Bsmt.	Parking:	Total: 2 - Covered: 2
Construction:	Frame - Wood	Covered Parking:	2
Exterior:	Vinyl	Parking Access:	Front
Foundation:		Parking:	Garage; Double, Visitor Parking
Rain Screen:	Full	Locker:	No
Renovations:		Units in Dev:	124 - Total Units in Strata: 124
# of Fireplaces:	1 - Fuel: Gas - Natural	Distance to:	
Water Supply:	City/Municipal	Title to Land:	Freehold Strata
Fuel/Heating:	Electric, Forced Air, Natural Gas	Property Disc:	Yes
Outdoor Area:	Balcny(s) Patio(s) Dck(s), Fenced Yard	PAD Rental:	
Type of Roof:	Asphalt	Fixtures Leased:	No
Floor Finish:	Hardwood, Wall/Wall/Mixed	Fixtures Rmvd:	No

View:	Yes : Mountain
Mgmt. Company:	Associa - 604-591-6060
Complex / Subdiv:	Uplands
Services Connected:	Electricity, Natural Gas, Sanitary Sewer, Storm Sewer, Water
Legal:	PL BCS1389 LT 70 LD 36 SEC 10 TWP 2 STRATA PHASE 3.
Amenities:	Club House, Exercise Centre, Guest Suite, In Suite Laundry, Playground, Pool; Outdoor, Recreation Center, Swirlpool/Hot Tub
Site Influences:	Central Location, Recreation Nearby, Shopping Nearby
Features:	ClthWsh/Dryr/Frdg/Stve/DW, Drapes/Window Coverings, Garage Door Opener, Microwave, Smoke Alarm
Bylaw Restrict:	Pets Allowed w/Rest.
Listing Broker(s):	Stonehaus Realty Corp.

Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Living Room	14'4 x 12'	Above	Bedroom	9'8 x 9'4
Main	Dining Room	10' x 10'5	Below	Recreation Room	13' x 14'
Main	Kitchen	9'4 x 10'1			
Main	Eating Area	9'4 x 8'			
Main	Family Room	13' x 10'5			
Above	Primary Bedroom	12' x 12'3			
Above	Bedroom	9'10 x 10'2			

Finished Floor (Main):	744 sqft	# Of Rooms:	9	Bathroom Floor	# of Pieces	Ensuite?
Finished Floor (Above):	732 sqft	# Of Kitchens:	1	Main	2	No
Finished Floor (Below):	438 sqft	# Of Levels:	3	Below	4	No
Finished Floor (Bsmt):	0 sqft	Crawl/Bsmt Height:		Above	4	No
Finished Floor (Total):	1,914 sqft	Basement:	Fully Finished			
Unfinished Floor:	0 sqft	# or % of Rentals Allowed:				
Grand Total:	1,914 sqft	# Of Pets:	2 - Cats: Yes, Dogs: Yes			

Welcome to Uplands! Opportunity is knocking to own this gorgeous end unit featuring over 1700 square feet with 4 bedrooms, and 4 baths, hardwood floors, designer colors and light fixtures, s/s appliances, with balcony off the kitchen for year round BBQ and entertaining offering gorgeous views of the trees, valley, and mountains in this serene park like setting with large fully fenced yard and covered patio area. This is resort style living at it's finest with a 10,000 square foot clubhouse featuring pool, hot tub, exercise center, movie theatre room, guest suite, plus more. This complex is conveniently located close to schools, shopping and transportation. Opportunity is knocking. Shows 10 plus. Call today before it's too late!