

Depth/Size (ft):		Bedrooms:	1	Approx. Year Built:	2022
Frontage (ft):		Bathrooms:	1	Age:	2
Lot Area:		Full Baths:	1	Zoning:	CD-103
Flood Plain:		Half Baths:	0	Gross Taxes:	\$2,636.64
Rear Yard Exp:		Maint. Fee:	303.88	For Tax Year:	2023
View:	No			P.I.D.:	031-599-001

Style of Home:	Ground Level Unit	Parking:	Total: 1 - Covered: 1
Construction:	Frame - Wood	Covered Parking:	1
Exterior:	Mixed	Parking Access:	Side
Foundation:		Parking:	Garage; Underground,Visitor Parking
Rain Screen:		Locker:	Yes
Renovations:		Units in Dev:	
# of Fireplaces:	0 - Fuel: None	Distance to:	
Water Supply:	City/Municipal	Title to Land:	Freehold Strata
Fuel/Heating:	Baseboard,Electric	Property Disc:	Yes
Outdoor Area:	Patio(s)	PAD Rental:	
Type of Roof:	Asphalt,Other,Torch-On	Fixtures Leased:	No
Floor Finish:	Laminate,Tile,Wall/Wall/Mixed	Fixtures Rmvd:	No

View:	No
Mgmt. Company:	
Complex / Subdiv:	Township Commons
Services Connected:	Electricity,Sanitary Sewer,Storm Sewer,Water
Legal:	STRATA LOT 153 DISTRICT LOT 311 GROUP 2 NEW WESTMINSTER DISTRICT STRATA PLAN EPS4097 TOGETHER WITH AN INTEREST IN THE COMMON PROPERTY IN PROPORTION TO THE UNIT ENTITLEMENT OF THE STRATA LOT AS SHOWN ON FORM V
Amenities:	Club House,Elevator,Exercise Centre,In Suite Laundry,Playground,Storage
Site Influences:	Central Location,Shopping Nearby
Features:	ClthWsh/Dryr/Frdg/Stve/DW,Garage Door Opener
Bylaw Restrict:	Pets Allowed,Rentals Allowed
Listing Broker(s):	Stonehaus Realty Corp., Stonehaus Realty Corp.

Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Foyer	3'5 x 3'8			
Main	Kitchen	8'9 x 8'3			
Main	Dining Room	11'11 x 6'9			
Main	Living Room	11'11 x 14'10			
Main	Bedroom	9'1 x 11'7			
Main	Patio	15'1 x 9'5			

Finished Floor (Main):	672 sqft	# Of Rooms:	6	Bathroom Floor	# of Pieces	Ensuite?
Finished Floor (Above):	0 sqft	# Of Kitchens:	1	Main	4	Yes
Finished Floor (Below):	0 sqft	# Of Levels:	1			
Finished Floor (Bsmt):	0 sqft	Suite:	None			
Finished Floor (Total):	672 sqft	Crawl/Bsmt Height:				
Unfinished Floor:	0 sqft	Basement:	None			
Grand Total:	672 sqft	Beds In Bsmt:	0 / 1			
		# Of Pets:	2 - Cats: Yes, Dogs: Yes			

SEE VIRTUAL TOUR! If you've been looking for a 1 bed, ground floor condo this is a must see! Welcome to Township Commons and this nearly new (2022 build) unit! Bright and airy w/ a warm and modern colour scheme, two-toned kitchen cabinets and a spa-like cheater ensuite, you'll look forward to coming home. An open kitchen w/ storage space, stainless appliances, quartz counters, and breakfast bar seating. Primary bed features smart lighting and custom built-ins in the closets. Create an oasis on your patio and enjoy the convenience of being able to come and go through your gate! A perfect home for any Buyer wanting to be in a thriving area, close to all shopping and dining options. Amenities include, kitchen for hosting, gym and outdoor playground. 1 parking and 1 storage locker.