6098 172B STREET SURREY

Cloverdale BC, V3S 6G6

Depth/Size (ft)):	91.95	Bedrooms:	8	3	Approx. Year B	uilt: 2017	
Frontage (ft):	-	65.60	Bathrooms:	7	7	Age:	7	
.ot Area: (sq.f	ft.)	6,029.00	Full Baths:	6	3	Zoning:	RF	
lood Plain:			Half Baths:	1		Gross Taxes:	\$7,81	13.45
Rear Yard Exp):	East				For Tax Year:	2023	
View:						P.I.D.:	029-4	449-839
		2 Storov w/Pomt 2 Storov		r	Dorking	Total: 6 - Covere	.d. 0	
Style of Home Construction:		2 Storey w/Bsmt.,3 Storey Frame - Wood			Parking: Covered Parking:	2	. 2	
Exterior:		Fibre Cement Board,Stone	`		Parking Access:	2 Front		
Foundation:					Parking:	Add. Parking Avail.,Garage; Double		
Rain Screen:					.ocker:	Add. I alking Ad	an.,Garage, Double	
Renovations:					Jnits in Dev:			
of Fireplaces		2 - Fuel: Electric			Distance to:			
Vater Supply:		City/Municipal			Title to Land:	Freehold NonStr	rata	
uel/Heating:		Hot Water,Radiant			Property Disc:	Yes	ala	
Dutdoor Area:		Balcny(s) Patio(s) Dck(s)			PAD Rental:	163		
Type of Roof:		Asphalt, Fibreglass			ixtures Leased:	No		
Floor Finish:		Hardwood,Wall/Wall/Mixed	4		Fixtures Rmvd:	No		
				-				
Complex / Sub Services Conr Legal: Amenities:	bdiv: nected:	Electricity,Natural Gas LOT 4 SECTION 7 TOWNS Air Cond./Central,In Suite Central Location,Cul-de-Sa	Laundry					
Complex / Sut Services Cont Legal: Amenities: Site Influence Features: Bylaw Restric	bdiv: nected: es:	LOT 4 SECTION 7 TOWNS Air Cond./Central, In Suite	Laundry ac,Recreation Nearb	y,Shopping Near	by	Top,Security System,Va	ulted Ceiling,Wet E	Bar
Complex / Sub Services Conn Legal: Amenities: Site Influence: Features: Bylaw Restric Listing Broker	bdiv: nected: es:	LOT 4 SECTION 7 TOWNS Air Cond./Central, In Suite Central Location, Cul-de-Sa Air Conditioning, ClthWsh/[Laundry ac,Recreation Nearb	y,Shopping Near	by	Top,Security System,Va	aulted Ceiling,Wet E	Bar Dimensions
Complex / Sut Services Com Legal: Amenities: Site Influence Features: Bylaw Restric Listing Broker	bdiv: nected: ss: :: r(s):	LOT 4 SECTION 7 TOWNS Air Cond./Central,In Suite I Central Location,Cul-de-Sa Air Conditioning,ClthWsh/I RE/MAX 2000 Realty	Laundry ac,Recreation Nearb Dryr/Frdg/Stve/DW,G	ny,Shopping Near Garage Door Ope	by ner,Microwave,Range ⁻			Dimensions
Complex / Sub Services Com Legal: Amenities: Site Influence: Features: Bylaw Restric Listing Broker Cloor	bdiv: nected: es: :: r(s): Type	LOT 4 SECTION 7 TOWNS Air Cond./Central,In Suite I Central Location,Cul-de-Sa Air Conditioning,ClthWsh/I RE/MAX 2000 Realty Dimensions 11'1 x 10'	Laundry ac,Recreation Nearb Dryr/Frdg/Stve/DW,G Floor Main	by,Shopping Near Garage Door Ope Type	by ner,Microwave,Range ⁻ Dimensions 15'4 x 5'11	Floor	Туре	Dimensions
Complex / Sub Services Com Legal: Amenities: Site Influence: Features: Bylaw Restric Listing Broker Cloor Main Main	bdiv: nected: es: r(s): Type Living Room	LOT 4 SECTION 7 TOWNS Air Cond./Central,In Suite I Central Location,Cul-de-Sa Air Conditioning,ClthWsh/I RE/MAX 2000 Realty Dimensions 11'1 x 10' 14'8 x 10'11	Laundry ac,Recreation Nearb Dryr/Frdg/Stve/DW,G Floor	by,Shopping Near Garage Door Ope Type Laundry	by ner,Microwave,Range ⁻ Dimensions 15'4 x 5'11 21'8 x 11'11	Floor Above	Type Primary Bedroom	Dimensions 15'11 x 13'
Complex / Sut Services Coni Legal: Amenities: Site Influence: Features: Bylaw Restric Listing Broker Cloor Main Main Main	bdiv: nected: es: r(s): Type Living Room Dining Room	LOT 4 SECTION 7 TOWNS Air Cond./Central,In Suite I Central Location,Cul-de-Sa Air Conditioning,ClthWsh/I RE/MAX 2000 Realty Dimensions 11'1 x 10' 14'8 x 10'11	Laundry ac,Recreation Nearb Dryr/Frdg/Stve/DW,G Floor Main	by,Shopping Near Garage Door Ope Type Laundry Primary	by ner,Microwave,Range ⁻ Dimensions 15'4 x 5'11 21'8 x 11'11	Floor Above Above	Type Primary Bedroom Walk-In Closet	Dimensions 15'11 x 13' 9'8 x 6'10
Complex / Sut Services Cont Legal: Amenities: Site Influence: Features: Bylaw Restric Listing Broket Listing Broket Cloor Main Main Main	bdiv: nected: es: r(s): Type Living Room Dining Room Family Room	LOT 4 SECTION 7 TOWNS Air Cond./Central,In Suite I Central Location,Cul-de-Sa Air Conditioning,ClthWsh/I RE/MAX 2000 Realty Dimensions 11'1 x 10' 14'8 x 10'11 15'11 x 14'3	Laundry ac,Recreation Nearb Dryr/Frdg/Stve/DW,G Floor Main Above	by,Shopping Near Garage Door Ope Type Laundry Primary Bedroom	by ner,Microwave,Range ⁻ Dimensions 15'4 x 5'11 21'8 x 11'11	Floor Above Above Above	Type Primary Bedroom Walk-In Closet Bedroom	Dimensions 15'11 x 13' 9'8 x 6'10 13'11 x 11'10 14'1 x 10'11
Complex / Sut Services Cont Legal: Amenities: Site Influence: Features: Bylaw Restric Listing Broket Listing Broket Floor Main Main Main Main	bdiv: nected: es: r(s): Type Living Room Dining Room Family Room Family Room Eating Area	LOT 4 SECTION 7 TOWNS Air Cond./Central,In Suite I Central Location,Cul-de-Sa Air Conditioning,ClthWsh/I RE/MAX 2000 Realty Dimensions 11'1 x 10' 14'8 x 10'11 15'11 x 14'3 12'1 x 8'11	Laundry ac,Recreation Nearb Dryr/Frdg/Stve/DW,G Floor Main Above	by,Shopping Near Garage Door Ope Type Laundry Primary Bedroom	by ner,Microwave,Range ⁻ Dimensions 15'4 x 5'11 21'8 x 11'11	Floor Above Above Above Above	Type Primary Bedroom Walk-In Closet Bedroom Bedroom	Dimensions 15'11 x 13' 9'8 x 6'10 13'11 x 11'10 14'1 x 10'11
Complex / Sub Services Coni Legal: Amenities: Site Influence: Features: Bylaw Restric Listing Brokei Listing Brokei Cloor Main Main Main Main Main	bdiv: nected: es: r(s): Type Living Room Dining Room Family Room Eating Area Kitchen	LOT 4 SECTION 7 TOWNS Air Cond./Central,In Suite I Central Location,Cul-de-Sa Air Conditioning,ClthWsh/I RE/MAX 2000 Realty Dimensions 11'1 x 10' 14'8 x 10'11 15'11 x 14'3 12'1 x 8'11 18'3 x 15'11	Laundry ac,Recreation Nearb Dryr/Frdg/Stve/DW,G Floor Main Above	by,Shopping Near Garage Door Ope Type Laundry Primary Bedroom	by ner,Microwave,Range ⁻ Dimensions 15'4 x 5'11 21'8 x 11'11	Floor Above Above Above Above Below	Type Primary Bedroom Walk-In Closet Bedroom Bedroom Recreation Room	Dimensions 15'11 x 13' 9'8 x 6'10 13'11 x 11'10 14'1 x 10'11 27'9 x 12'11
Complex / Sut Services Com Legal: Amenities: Site Influence: Features: Bylaw Restric Listing Broker Listing Broker Cloor Main Main Main Main Main Main Main	bdiv: nected: es: r(s): Type Living Room Dining Room Family Room Eating Area Kitchen Wok Kitchen Bedroom	LOT 4 SECTION 7 TOWNS Air Cond./Central,In Suite I Central Location,Cul-de-Sa Air Conditioning,ClthWsh/I RE/MAX 2000 Realty Dimensions 11'1 × 10' 14'8 × 10'11 15'11 × 14'3 12'1 × 8'11 18'3 × 15'11 9'2 × 5'10 10'6 × 9'11	Laundry ac,Recreation Nearb Dryr/Frdg/Stve/DW,G Floor Main Above Above	y,Shopping Near Barage Door Ope Type Laundry Primary Bedroom Walk-In Closet	by ner,Microwave,Range ⁻ Dimensions 15'4 x 5'11 21'8 x 11'11 8' x 7'9	Floor Above Above Above Above Below Below	Type Primary Bedroom Walk-In Closet Bedroom Bedroom Recreation Room Media Room Bar Room	Dimensions 15'11 x 13' 9'8 x 6'10 13'11 x 11'10 14'1 x 10'11 27'9 x 12'11 18'9 x 17'7
Complex / Sut Services Com Legal: Amenities: Site Influence: Features: Bylaw Restric Listing Broker Cloor Main Main Main Main Main Main Main Main	bdiv: nected: es: r(s): Type Living Room Dining Room Family Room Family Room Eating Area Kitchen Wok Kitchen Bedroom	LOT 4 SECTION 7 TOWNS Air Cond./Central,In Suite I Central Location,Cul-de-Sa Air Conditioning,ClthWsh/I RE/MAX 2000 Realty Dimensions 11'1 x 10' 14'8 x 10'11 15'11 x 14'3 12'1 x 8'11 18'3 x 15'11 9'2 x 5'10	Laundry ac,Recreation Nearb Dryr/Frdg/Stve/DW,G Floor Main Above	by,Shopping Near Garage Door Ope Type Laundry Primary Bedroom Walk-In Closet	by ner,Microwave,Range ⁻ Dimensions 15'4 x 5'11 21'8 x 11'11 8' x 7'9	Floor Above Above Above Below Below Below	Type Primary Bedroom Walk-In Closet Bedroom Bedroom Recreation Room Media Room Bar Room	Dimensions 15'11 x 13' 9'8 x 6'10 13'11 x 11'10 14'1 x 10'11 27'9 x 12'11 18'9 x 17'7 9'5 x 6'8
Complex / Sub Services Com Legal: Amenities: Site Influence: Features: Bylaw Restric Listing Broker Coor Main Main Main Main Main Main Main Main	bdiv: nected: es: r(s): Type Living Room Dining Room Eating Area Kitchen Wok Kitchen Bedroom r (Main): r (Above):	LOT 4 SECTION 7 TOWNS Air Cond./Central,In Suite I Central Location,Cul-de-Sa Air Conditioning,ClthWsh/I RE/MAX 2000 Realty Dimensions 11'1 x 10' 14'8 x 10'11 15'11 x 14'3 12'1 x 8'11 18'3 x 15'11 9'2 x 5'10 10'6 x 9'11 1,679 sqft	Laundry ac,Recreation Nearb Dryr/Frdg/Stve/DW,G Floor Main Above Above # Of Rooms:	by,Shopping Near Garage Door Ope Type Laundry Primary Bedroom Walk-In Closet	by ner,Microwave,Range ⁻ Dimensions 15'4 x 5'11 21'8 x 11'11 8' x 7'9	Floor Above Above Above Below Below Below Below	Type Primary Bedroom Walk-In Closet Bedroom Bedroom Recreation Room Media Room Bar Room	Dimensions 15'11 x 13' 9'8 x 6'10 13'11 x 11'10 14'1 x 10'11 27'9 x 12'11 18'9 x 17'7 9'5 x 6'8 Ensuite?
Complex / Sut Services Com Legal: Amenities: Site Influence: Features: Bylaw Restric Listing Broker Cloor Aain Main Main Main Main Main Main Main M	bdiv: nected: es: r(s): Type Living Room Dining Room Eating Area Kitchen Wok Kitchen Bedroom r (Main): r (Above): r (Below):	LOT 4 SECTION 7 TOWNS Air Cond./Central,In Suite I Central Location,Cul-de-Sa Air Conditioning,ClthWsh/I RE/MAX 2000 Realty Dimensions 11'1 x 10' 14'8 x 10'11 15'11 x 14'3 12'1 x 8'11 18'3 x 15'11 9'2 x 5'10 10'6 x 9'11 1,679 sqft 1,555 sqft	Laundry ac,Recreation Nearb Dryr/Frdg/Stve/DW,G Floor Main Above Above # Of Rooms: # Of Kitchens	by,Shopping Near Garage Door Ope Laundry Primary Bedroom Walk-In Closet	by ner,Microwave,Range ⁻ Dimensions 15'4 x 5'11 21'8 x 11'11 8' x 7'9	Floor Above Above Above Below Below Below Below Below Below	Type Primary Bedroom Walk-In Closet Bedroom Bedroom Recreation Room Media Room Bar Room	Dimensions 15'11 x 13' 9'8 x 6'10 13'11 x 11'10 14'1 x 10'11 27'9 x 12'11 18'9 x 17'7 9'5 x 6'8 Ensuite? No
Complex / Sub Services Com Legal: Amenities: Site Influence: Features: Bylaw Restric Listing Broker Floor Main Main Main Main Main Main Main Finished Floor Finished Floor Finished Floor Finished Floor	bdiv: nected: es: r(s): Type Living Room Dining Room Family Room Eating Area Kitchen Wok Kitchen Bedroom r (Main): r (Above): r (Below): r (Bsmt):	LOT 4 SECTION 7 TOWNS Air Cond./Central,In Suite I Central Location,Cul-de-Sa Air Conditioning,ClthWsh/I RE/MAX 2000 Realty Dimensions 11'1 x 10' 14'8 x 10'11 15'11 x 14'3 12'1 x 8'11 18'3 x 15'11 9'2 x 5'10 10'6 x 9'11 1,679 sqft 1,555 sqft 0 sqft	Laundry ac,Recreation Nearb Dryr/Frdg/Stve/DW,G Floor Main Above Above Above # Of Rooms: # Of Kitchens # Of Levels:	by,Shopping Near Garage Door Ope Laundry Primary Bedroom Walk-In Closet	by ner,Microwave,Range ⁻ Dimensions 15'4 x 5'11 21'8 x 11'11 8' x 7'9	Floor Above Above Above Below Below Below Below Below Main Main	Type Primary Bedroom Walk-In Closet Bedroom Bedroom Recreation Room Media Room Bar Room Pr # of Pieces 2 3	Dimensions 15'11 x 13' 9'8 x 6'10 13'11 x 11'10 14'1 x 10'11 27'9 x 12'11 18'9 x 17'7 9'5 x 6'8 Ensuite? No Yes
Complex / Sub Services Com Legal: Amenities: Site Influence: Features: Bylaw Restric Listing Broker Clisting Broker Floor Main Main Main Main Main Main Main Finished Floor Finished Floor Finished Floor Finished Floor Finished Floor	bdiv: nected: ss: r(s): Type Living Room Dining Room Family Room F	LOT 4 SECTION 7 TOWNS Air Cond./Central,In Suite I Central Location,Cul-de-Sa Air Conditioning,ClthWsh/I RE/MAX 2000 Realty Dimensions 11'1 x 10' 14'8 x 10'11 15'11 x 14'3 12'1 x 8'11 18'3 x 15'11 9'2 x 5'10 10'6 x 9'11 1,679 sqft 1,555 sqft 0 sqft 2,070 sqft	Laundry ac,Recreation Nearb Dryr/Frdg/Stve/DW,G Floor Main Above Above # Of Rooms: # Of Rooms: # Of Levels: Suite:	by,Shopping Near Garage Door Ope Laundry Primary Bedroom Walk-In Closet	by ner,Microwave,Range ⁻ Dimensions 15'4 x 5'11 21'8 x 11'11 8' x 7'9	Floor Above Above Above Below Below Below Below Below Bathroom Floor Main Main Above	Type Primary Bedroom Walk-In Closet Bedroom Bedroom Recreation Room Media Room Bar Room Trime # of Pieces 2 3 4	Dimensions 15'11 x 13' 9'8 x 6'10 13'11 x 11'10 14'1 x 10'11 27'9 x 12'11 18'9 x 17'7 9'5 x 6'8 Ensuite? No Yes Yes
Mgmt. Compa Complex / Sut Services Com Legal: Amenities: Site Influence: Features: Bylaw Restric Listing Broker Floor Main Main Main Main Main Main Main Main	bdiv: nected: es: r(s): Type Living Room Dining Room Eating Area Kitchen Wok Kitchen Bedroom r (Main): r (Above): r (Below): r (Bsmt): r (Total): oor:	LOT 4 SECTION 7 TOWNS Air Cond./Central,In Suite I Central Location,Cul-de-Sa Air Conditioning,ClthWsh/I RE/MAX 2000 Realty Dimensions 11'1 x 10' 14'8 x 10'11 15'11 x 14'3 12'1 x 8'11 18'3 x 15'11 9'2 x 5'10 10'6 x 9'11 1,679 sqft 1,555 sqft 0 sqft 2,070 sqft 5,304 sqft	Laundry ac,Recreation Nearb Dryr/Frdg/Stve/DW,G Floor Main Above Above # Of Rooms: # Of Rooms: # Of Kitchens # Of Levels: Suite: Crawl/Bsmt H Basement:	by,Shopping Near Garage Door Ope Laundry Primary Bedroom Walk-In Closet :: 2 : : : : : : : : : : : : : : : : :	by ner,Microwave,Range ⁻ Dimensions 15'4 x 5'11 21'8 x 11'11 8' x 7'9 25 3 e.egal Suite Full,Fully Finished,Separate Entry	Floor Above Above Above Below Below Below Below Below Bathroom Floor Main Main Above Above	Type Primary Bedroom Walk-In Closet Bedroom Bedroom Recreation Room Media Room Bar Room Tr # of Pieces 2 3 4 3	Dimensions 15'11 x 13' 9'8 x 6'10 13'11 x 11'10 14'1 x 10'11 27'9 x 12'11 18'9 x 17'7 9'5 x 6'8 Ensuite? No Yes Yes Yes Yes
Complex / Sub Services Com Legal: Amenities: Site Influence: Features: Bylaw Restric Listing Broker Floor Main Main Main Main Main Main Main Finished Floor Finished Floor Finished Floor Finished Floor Finished Floor	bdiv: nected: es: r(s): Type Living Room Dining Room Eating Area Kitchen Wok Kitchen Bedroom r (Main): r (Above): r (Below): r (Bsmt): r (Total): oor:	LOT 4 SECTION 7 TOWNS Air Cond./Central,In Suite I Central Location,Cul-de-Sa Air Conditioning,ClthWsh/I RE/MAX 2000 Realty Dimensions 11'1 × 10' 14'8 × 10'11 15'11 × 14'3 12'1 × 8'11 18'3 × 15'11 9'2 × 5'10 10'6 × 9'11 1,679 sqft 1,555 sqft 0 sqft 2,070 sqft 5,304 sqft 0 sqft	Laundry ac,Recreation Nearb Dryr/Frdg/Stve/DW,G Floor Main Above Above Above # Of Rooms: # Of Rooms: # Of Kitchens # Of Levels: Suite: Crawl/Bsmt H	by,Shopping Near Garage Door Ope Laundry Primary Bedroom Walk-In Closet :: 2 : : : : : : : : : : : : : : : : :	by ner,Microwave,Range ⁻ Dimensions 15'4 x 5'11 21'8 x 11'11 8' x 7'9 25 3 Legal Suite Full,Fully Finished,Separate	Floor Above Above Above Below Below Below Below Below Bathroom Floor Main Main Above Above	Type Primary Bedroom Walk-In Closet Bedroom Bedroom Recreation Room Media Room Bar Room Tr # of Pieces 2 3 4 3	Dimensions 15'11 x 13' 9'8 x 6'10 13'11 x 11'10 14'1 x 10'11 27'9 x 12'11 18'9 x 17'7 9'5 x 6'8 Ensuite? No Yes Yes Yes Yes

Amazing custom built 2 Storey plus Basement Luxury home in the heart of Cloverdale. The main level has a great layout boasting 10' ceilings, Living/Dining room + an impressive Great Room that flows into a dream kitchen with a huge Island, high end appliances featuring a 36" DCS gas range, full size fridge/freezer + a spice kitchen. Bonus Bedroom with full ensuite on the main level. 4 large bedrooms up + 3 full baths, including 2 Primary Bedrooms. Spectacular basement with a suspended slab providing a huge media room, bar, rec room, bedroom & full bath + a Deluxe 2 Bedroom Legal suite with large above ground windows. This is not your average home, high end finishings throughout, no expenses were spared! Great central location, steps to elementary school. Must be seen to be appreciated!

The enclosed information while deemed to be correct, is not guaranteed. Information and measurements should not be relied upon without independent verification. PREC* indicates 'Personal Real Estate Corporation'. This communication is not intended to solicit properties already listed for sale.