20523 76A AVENUE LANGLEY

Willoughby Heights, V2Y 1X4

Depth/Size ((ft):		Bedrooms:		6	Approx. Year Bu	uilt: 202	24
Frontage (ft)		42.00	Bathrooms:		5	Age:	0	
Lot Area: (se	-	4,004.00	Full Baths:		4	Zoning:	R-1	A
Flood Plain:		,	Half Baths:		1	Gross Taxes:		896.12
Rear Yard E	xp:					For Tax Year:	202	
View:		No				P.I.D.:		-448-712
Style of Hom	ne:	2 Storey w/Bsmt.			Parking:	Total: 4 - Covere	d: 2	
Construction:		Frame - Wood			Covered Parking:	2		
Exterior:		Mixed			Parking Access:			
Foundation:					Parking:	Add. Parking Avail., Garage; Double		
Rain Screen	1:				Locker:			
Renovations	s:				Units in Dev:			
# of Fireplac	ces:	1 - Fuel: Natural Gas			Distance to:			
Water Supply:		City/Municipal			Title to Land:	Freehold NonStrata		
Fuel/Heating:		Electric,Forced Air,Natural Gas			Property Disc:	No		
Outdoor Are	ea:	Patio(s)			PAD Rental:			
Type of Roo	f:	Asphalt			Fixtures Leased:	No		
Floor Finish	:				Fixtures Rmvd:	No		
View:		No						
Mgmt. Com	pany:							
Complex / S		BLOOM						
Complex / S Services Co		Community,Electricity,Nat	-					
Complex / S Services Co Legal:		Community,Electricity,Nat LOT 11, SECTION 25, TV	VP 8, NWD , PL EPF					
Complex / S Services Co Legal: Amenities:	onnected:	Community,Electricity,Nat LOT 11, SECTION 25, TV Air Cond./Central,In Suite	VP 8, NWD , PL EPF Laundry	97384				
Complex / S Services Co Legal: Amenities: Site Influence	onnected:	Community,Electricity,Nat LOT 11, SECTION 25, TV Air Cond./Central,In Suite Central Location,Private S	VP 8, NWD , PL EPF Laundry Setting,Private Yard,F	97384 Recreation Near				
Complex / S Services Co Legal: Amenities: Site Influence Features:	onnected: ces:	Community,Electricity,Nat LOT 11, SECTION 25, TV Air Cond./Central,In Suite	VP 8, NWD , PL EPF Laundry Setting,Private Yard,F	97384 Recreation Near		d In		
Complex / S Services Co Legal: Amenities: Site Influence Features: Bylaw Restr	onnected: ces: ric:	Community,Electricity,Nat LOT 11, SECTION 25, TV Air Cond./Central,In Suite Central Location,Private S Air Conditioning,ClthWsh	VP 8, NWD , PL EPF Laundry Setting,Private Yard,F /Dryr/Frdg/Stve/DW,	97384 Recreation Near		d In		
Complex / S Services Co Legal: Amenities: Site Influence Features:	onnected: ces: ric:	Community,Electricity,Nat LOT 11, SECTION 25, TV Air Cond./Central,In Suite Central Location,Private S	VP 8, NWD , PL EPF Laundry Setting,Private Yard,F /Dryr/Frdg/Stve/DW,	97384 Recreation Near		d In		
Complex / S Services Co Legal: Amenities: Site Influence Features: Bylaw Restr	onnected: ces: ric:	Community,Electricity,Nat LOT 11, SECTION 25, TV Air Cond./Central,In Suite Central Location,Private S Air Conditioning,ClthWsh	VP 8, NWD , PL EPF Laundry Setting,Private Yard,F /Dryr/Frdg/Stve/DW,	97384 Recreation Near			Туре	Dimensions
Complex / S Services Co Legal: Amenities: Site Influence Features: Bylaw Restr Listing Brok	onnected: ces: ric: ker(s):	Community,Electricity,Nat LOT 11, SECTION 25, TV Air Cond./Central,In Suite Central Location,Private S Air Conditioning,ClthWsh Royal LePage Northstar F Dimensions	VP 8, NWD , PL EPF Laundry Setting,Private Yard,F /Dryr/Frdg/Stve/DW, Realty (S. Surrey)	997384 Recreation Near Security - Rougl	hed In,Vacuum - Roughe	Floor	Type Living Room	Dimensions 12'9 x 10'2
Complex / S Services Co Legal: Amenities: Site Influence Features: Bylaw Restr Listing Brok	onnected: ces: ric: ker(s): Type	Community,Electricity,Nat LOT 11, SECTION 25, TV Air Cond./Central,In Suite Central Location,Private S Air Conditioning,ClthWsh Royal LePage Northstar F Dimensions	VP 8, NWD , PL EPF a Laundry Setting,Private Yard,F /Dryr/Frdg/Stve/DW, Realty (S. Surrey) Floor	997384 Recreation Near Security - Rougl Type	hed In,Vacuum - Roughed	Floor		
Complex / S Services Co Legal: Amenities: Site Influence Features: Bylaw Restr Listing Brok Floor Main	onnected: ces: ric: ker(s): Type Great Room	Community,Electricity,Nat LOT 11, SECTION 25, TV Air Cond./Central,In Suite Central Location,Private S Air Conditioning,ClthWsh Royal LePage Northstar F Dimensions 15'9 x 14'	VP 8, NWD , PL EPF a Laundry Setting,Private Yard,F /Dryr/Frdg/Stve/DW,3 Realty (S. Surrey) Floor Above	997384 Recreation Near Security - Rougl Type Bedroom	hed In,Vacuum - Rougher Dimensions 12'10 x 12'8	Floor Bsmt	Living Room	12'9 x 10'2
Complex / S Services Co Legal: Amenities: Site Influence Features: Bylaw Restr Listing Broke Floor Main Main	onnected: ces: ric: ker(s): Type Great Room Kitchen	Community,Electricity,Nat LOT 11, SECTION 25, TV Air Cond./Central,In Suite Central Location,Private S Air Conditioning,ClthWsh Royal LePage Northstar F Dimensions 15'9 x 14' 20'2 x 14'10	VP 8, NWD , PL EPF E Laundry Setting,Private Yard,F /Dryr/Frdg/Stve/DW, Realty (S. Surrey) Floor Above Above	997384 Recreation Near Security - Rougl Type Bedroom Bedroom	Dimensions 12'10 x 12'8 12'9 x 11'10	Floor Bsmt Bsmt	Living Room Bedroom	12'9 x 10'2 12'4 x 12'
Complex / S Services Co Legal: Amenities: Site Influence Features: Bylaw Restr Listing Brok Floor Main Main Main	onnected: ces: ric: ker(s): Type Great Room Kitchen Pantry	Community,Electricity,Nat LOT 11, SECTION 25, TV Air Cond./Central,In Suite Central Location,Private S Air Conditioning,ClthWsh Royal LePage Northstar F Dimensions 15'9 x 14' 20'2 x 14'10 8' x 4'	VP 8, NWD , PL EPF E Laundry Setting,Private Yard,F /Dryr/Frdg/Stve/DW, Realty (S. Surrey) Floor Above Above Above	P97384 Recreation Near Security - Rougl Type Bedroom Bedroom Bedroom	Dimensions 12'10 x 12'8 12'9 x 11'10 11'9 x 10'4	Floor Bsmt Bsmt	Living Room Bedroom	12'9 x 10'2 12'4 x 12'
Complex / S Services Co Legal: Amenities: Site Influence Features: Bylaw Restr Listing Brok Floor Main Main Main Main	onnected: ces: ric: ker(s): Type Great Room Kitchen Pantry Den Foyer	Community,Electricity,Nat LOT 11, SECTION 25, TV Air Cond./Central,In Suite Central Location,Private S Air Conditioning,ClthWsh Royal LePage Northstar R Dimensions 15'9 x 14' 20'2 x 14'10 8' x 4' 15'9 x 11'8	VP 8, NWD , PL EPF E Laundry Setting,Private Yard,F /Dryr/Frdg/Stve/DW, Realty (S. Surrey) Floor Above Above Above Above	P97384 Recreation Near Security - Rougl Type Bedroom Bedroom Bedroom Laundry	Dimensions 12'10 x 12'8 12'9 x 11'10 11'9 x 10'4 8' x 5'	Floor Bsmt Bsmt	Living Room Bedroom	12'9 x 10'2 12'4 x 12'
Complex / S Services Co Legal: Amenities: Site Influence Features: Bylaw Restr Listing Brok Floor Main Main Main Main Main	onnected: ces: ric: ker(s): Type Great Room Kitchen Pantry Den Foyer Primary Bed	Community,Electricity,Nat LOT 11, SECTION 25, TV Air Cond./Central,In Suite Central Location,Private S Air Conditioning,ClthWsh Royal LePage Northstar F Dimensions 15'9 x 14' 20'2 x 14'10 8' x 4' 15'9 x 11'8 12'6 x 5'5	VP 8, NWD , PL EPF E Laundry Setting,Private Yard,F /Dryr/Frdg/Stve/DW, Realty (S. Surrey) Floor Above Above Above Bsmt	P97384 Recreation Near Security - Rougl Type Bedroom Bedroom Laundry Flex Room Kitchen	Dimensions 12'10 x 12'8 12'9 x 11'10 11'9 x 10'4 8' x 5' 15'9 x 11'8	Floor Bsmt Bsmt	Living Room Bedroom Bedroom	12'9 x 10'2 12'4 x 12'
Complex / S Services Co Legal: Amenities: Site Influence Features: Bylaw Restr Listing Broke Floor Main Main Main Main Above	onnected: ces: ric: ker(s): Type Great Room Kitchen Pantry Den Foyer Primary Bed por (Main):	Community,Electricity,Nat LOT 11, SECTION 25, TV Air Cond./Central,In Suite Central Location,Private S Air Conditioning,ClthWsh. Royal LePage Northstar F Dimensions 15'9 x 14' 20'2 x 14'10 8' x 4' 15'9 x 11'8 12'6 x 5'5 Iroom 14' x 13'4	VP 8, NWD , PL EPF Laundry Setting,Private Yard,F /Dryr/Frdg/Stve/DW,S Realty (S. Surrey) Floor Above Above Above Bsmt Bsmt	P97384 Recreation Near Security - Rougl Type Bedroom Bedroom Bedroom Laundry Flex Room Kitchen	Dimensions 12'10 x 12'8 12'9 x 11'10 11'9 x 10'4 8' x 5' 15'9 x 11'8 11'9 x 8'8	Floor Bsmt Bsmt Bsmt	Living Room Bedroom Bedroom	12'9 x 10'2 12'4 x 12' 11'3 x 11'2
Complex / S Services Co Legal: Amenities: Site Influence Features: Bylaw Restr Listing Brok Floor Main Main Main Main Above Finished Flo	onnected: ces: ric: ker(s): Type Great Room Kitchen Pantry Den Foyer Primary Bed por (Main): por (Above):	Community,Electricity,Nat LOT 11, SECTION 25, TV Air Cond./Central,In Suite Central Location,Private S Air Conditioning,ClthWsh. Royal LePage Northstar F Dimensions 15'9 x 14' 20'2 x 14'10 8' x 4' 15'9 x 11'8 12'6 x 5'5 Iroom 14' x 13'4	VP 8, NWD , PL EPF a Laundry Setting,Private Yard,F /Dryr/Frdg/Stve/DW,S Realty (S. Surrey) Floor Above Above Above Above Bsmt Bsmt Bsmt # Of Rooms:	P97384 Recreation Near Security - Rougl Type Bedroom Bedroom Bedroom Laundry Flex Room Kitchen	Dimensions 12'10 x 12'8 12'9 x 11'10 11'9 x 10'4 8' x 5' 15'9 x 11'8 11'9 x 8'8	Floor Bsmt Bsmt Bsmt Bsmt	Living Room Bedroom Bedroom	12'9 x 10'2 12'4 x 12' 11'3 x 11'2 Ensuite?
Complex / S Services Co Legal: Amenities: Site Influence Features: Bylaw Restr Listing Brok Floor Main Main Main Main Main Above Finished Flo Finished Flo	onnected: ces: ric: ker(s): Type Great Room Kitchen Pantry Den Foyer Primary Bed por (Main): por (Above): por (Below):	Community,Electricity,Nat LOT 11, SECTION 25, TV Air Cond./Central,In Suite Central Location,Private S Air Conditioning,ClthWsh. Royal LePage Northstar F Dimensions 15'9 × 14' 20'2 × 14'10 8' × 4' 15'9 × 11'8 12'6 × 5'5 Iroom 14' × 13'4	VP 8, NWD , PL EPF a Laundry Setting,Private Yard,F /Dryr/Frdg/Stve/DW, Realty (S. Surrey) Floor Above Above Above Bsmt Bsmt # Of Rooms: # Of Kitchens	P97384 Recreation Near Security - Rougl Type Bedroom Bedroom Bedroom Laundry Flex Room Kitchen	Dimensions 12'10 x 12'8 12'9 x 11'10 11'9 x 10'4 8' x 5' 15'9 x 11'8 11'9 x 8'8	Floor Bsmt Bsmt Bsmt Bsmt Bathroom Floor Main	Living Room Bedroom Bedroom	12'9 x 10'2 12'4 x 12' 11'3 x 11'2 Ensuite? No
Complex / S Services Co Legal: Amenities: Site Influence Features: Bylaw Restr Listing Brok Floor Main Main Main Main Main Main Above Finished Flo Finished Flo	onnected: ces: ric: ker(s): Type Great Room Kitchen Pantry Den Foyer Primary Bed por (Main): por (Above): por (Below): por (Bsmt):	Community,Electricity,Nat LOT 11, SECTION 25, TV Air Cond./Central,In Suite Central Location,Private S Air Conditioning,ClthWsh. Royal LePage Northstar F Dimensions 15'9 × 14' 20'2 × 14'10 8' × 4' 15'9 × 11'8 12'6 × 5'5 Iroom 14' × 13'4 927 sqft 1,190 sqft 0 sqft	VP 8, NWD , PL EPF a Laundry Setting,Private Yard,F /Dryr/Frdg/Stve/DW,3 Realty (S. Surrey) Floor Above Above Above Bsmt Bsmt # Of Rooms: # Of Kitchens # Of Levels:	997384 Recreation Near Security - Rougl Type Bedroom Bedroom Bedroom Laundry Flex Room Kitchen	Dimensions 12'10 x 12'8 12'9 x 11'10 11'9 x 10'4 8' x 5' 15'9 x 11'8 11'9 x 8'8 15 2 3	Floor Bsmt Bsmt Bsmt Bsmt Bathroom Floor Main Above	Living Room Bedroom Bedroom # of Pieces 2 5	12'9 x 10'2 12'4 x 12' 11'3 x 11'2 Ensuite? No Yes
Complex / S Services Co Legal: Amenities: Site Influence Features: Bylaw Restrr Listing Brok Floor Main Main Main Main Main Main Above Finished Flo Finished Flo Finished Flo	onnected: ces: ric: ker(s): Type Great Room Kitchen Pantry Den Foyer Primary Bed por (Main): por (Above): por (Below): por (Bsmt): por (Total):	Community,Electricity,Nat LOT 11, SECTION 25, TV Air Cond./Central,In Suite Central Location,Private S Air Conditioning,ClthWsh Royal LePage Northstar R Dimensions 15'9 x 14' 20'2 x 14'10 8' x 4' 15'9 x 11'8 12'6 x 5'5 Iroom 14' x 13'4 927 sqft 1,190 sqft 0 sqft 916 sqft 3,033 sqft	VP 8, NWD , PL EPF a Laundry Setting,Private Yard,F /Dryr/Frdg/Stve/DW,3 Realty (S. Surrey) Floor Above Above Above Above Bsmt Bsmt Bsmt # Of Rooms: # Of Kitchens # Of Levels: Suite:	997384 Recreation Near Security - Rougl Type Bedroom Bedroom Bedroom Laundry Flex Room Kitchen	Dimensions 12'10 x 12'8 12'9 x 11'10 11'9 x 10'4 8' x 5' 15'9 x 11'8 11'9 x 8'8 15 2 3 Legal Suite	Floor Bsmt Bsmt Bsmt Bsmt Bsmt Bathroom Floor Main Above Above	Living Room Bedroom Bedroom # of Pieces 2 5 4	12'9 x 10'2 12'4 x 12' 11'3 x 11'2 Ensuite? No Yes No
Complex / S Services Co Legal: Amenities: Site Influence Features: Bylaw Restr Listing Brok Floor Main Main Main Main Main Above Finished Flo Finished Flo Finished Flo Finished Flo	onnected: ces: ric: ker(s): Type Great Room Kitchen Pantry Den Foyer Primary Bed por (Main): por (Above): por (Below): por (Bsmt): por (Total): Floor:	Community,Electricity,Nat LOT 11, SECTION 25, TV Air Cond./Central,In Suite Central Location,Private S Air Conditioning,ClthWsh Royal LePage Northstar R Dimensions 15'9 x 14' 20'2 x 14'10 8' x 4' 15'9 x 11'8 12'6 x 5'5 Iroom 14' x 13'4 927 sqft 1,190 sqft 0 sqft 916 sqft	VP 8, NWD , PL EPF a Laundry Setting,Private Yard,F /Dryr/Frdg/Stve/DW,3 Realty (S. Surrey) Floor Above Above Above Above Bsmt Bsmt Bsmt # Of Rooms: # Of Kitchens # Of Levels: Suite:	997384 Recreation Near Security - Rougl Type Bedroom Bedroom Bedroom Laundry Flex Room Kitchen	Dimensions 12'10 x 12'8 12'9 x 11'10 11'9 x 10'4 8' x 5' 15'9 x 11'8 11'9 x 8'8 15 2 3	Floor Bsmt Bsmt Bsmt Bsmt Bsmt Bathroom Floor Main Above Above Above Abov Main 2	Living Room Bedroom Bedroom # of Pieces 2 5 4 3	12'9 x 10'2 12'4 x 12' 11'3 x 11'2 Ensuite? No Yes No No
Complex / S Services Co Legal: Amenities: Site Influence Features: Bylaw Restr Listing Brok Floor Main Main Main Main Main Above Finished Flo Finished Flo Finished Flo Finished Flo Finished Flo	onnected: ces: ric: ker(s): Type Great Room Kitchen Pantry Den Foyer Primary Bed por (Main): por (Above): por (Below): por (Bsmt): por (Total): Floor:	Community,Electricity,Nat LOT 11, SECTION 25, TV Air Cond./Central,In Suite Central Location,Private S Air Conditioning,ClthWsh Royal LePage Northstar R Dimensions 15'9 x 14' 20'2 x 14'10 8' x 4' 15'9 x 11'8 12'6 x 5'5 Iroom 14' x 13'4 927 sqft 1,190 sqft 0 sqft 916 sqft 3,033 sqft 0 sqft	VP 8, NWD , PL EPF a Laundry Setting,Private Yard,F /Dryr/Frdg/Stve/DW,S Realty (S. Surrey) Floor Above Above Above Bsmt Bsmt Bsmt # Of Rooms: # Of Kitchens # Of Levels: Suite: Crawl/Bsmt H	P97384 Recreation Near Security - Rougi Type Bedroom Bedroom Bedroom Laundry Flex Room Kitchen s: Height:	Dimensions 12'10 x 12'8 12'9 x 11'10 11'9 x 10'4 8' x 5' 15'9 x 11'8 11'9 x 8'8 15 2 3 Legal Suite Full,Fully Finished,Separate	Floor Bsmt Bsmt Bsmt Bsmt Bsmt Bathroom Floor Main Above Above Above Abov Main 2	Living Room Bedroom Bedroom # of Pieces 2 5 4 3	12'9 x 10'2 12'4 x 12' 11'3 x 11'2 Ensuite? No Yes No No

Bloom!! A Masterfully built Development by T.M.Crest Homes. Beautifully finished 2 Story plus basement home complete with 2 bedroom legal suite with separate entrance. Grand Kitchen, soft close cabinetry, Quartz countertops and large Island with bar style seating, walk in pantry, high end Stainless steel appliances. 4 Spacious bedrooms with 3 Elegant full bathrooms on upper level! Master Bedroom w/feature wall. Total 6 bedrooms, 5 bathrooms. Roughed in Electric car charger. 2/5/10 Year home warranty. A/C Included. Situated in desirable Yorkson neighborhood, walk to shops, eateries, health/wellness and first rate educational facilities. Ready to Move in! Open Weekends Only 1-4pm Visit 20521 76 Ave.

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