

Depth/Size (ft):		Bedrooms:	2	Approx. Year Built:	1981
Frontage (ft):		Bathrooms:	1	Age:	43
Lot Area:		Full Baths:	1	Zoning:	RML
Flood Plain:		Half Baths:	0	Gross Taxes:	\$1,277.32
Rear Yard Exp:		Maint. Fee:	361.63	For Tax Year:	2023
View:	No			P.I.D.:	001-899-198

Style of Home:	Inside Unit	Parking:	Total: 1 - Covered: 1
Construction:	Frame - Wood	Covered Parking:	1
Exterior:	Stucco,Vinyl,Wood	Parking Access:	Front,Side
Foundation:		Parking:	Garage Underbuilding
Rain Screen:		Locker:	No
Renovations:	Partly	Units in Dev:	42 - Total Units in Strata: 42
# 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,Wall/Wall/Mixed	Fixtures Rmvd:	Yes

View:	No
Mgmt. Company:	Century 21 - 604-278-2121
Complex / Subdiv:	The Haven
Services Connected:	Electricity,Sanitary Sewer,Water
Legal:	STRATA LOT 19, PLAN NWS1708, PART NW1/4, SECTION 21, TOWNSHIP 16, NEW WESTMINSTER LAND DISTRICT, TOGETHER WITH AN INTEREST IN THE COMMON PROPERTY IN PROPORTION TO THE UNIT ENTITLEMENT OF THE STRATA LOT AS SHOWN ON FORM 1 OR V, AS APPROPRIATE
Amenities:	Elevator,Shared Laundry,Wheelchair Access
Site Influences:	Central Location,Golf Course Nearby,Recreation Nearby,Shopping Nearby,Ski Hill Nearby
Features:	Dishwasher,Drapes/Window Coverings,Refrigerator,Stove
Bylaw Restrict:	Pets Not Allowed,Rentals Allowed,Rentals Allwd w/Restrctns,Smoking Restrictions
Listing Broker(s):	One Percent Realty Ltd., One Percent Realty Ltd.

Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Kitchen	7'9 x 7'6	Main	Foyer	5'6 x 3'2
Main	Living Room	17'1 x 10'11			
Main	Dining Room	8'3 x 8'1			
Main	Primary Bedroom	17' x 9'1			
Main	Walk-In Closet	5'9 x 4'9			
Main	Bedroom	11'11 x 8'8			
Main	Storage	4'1 x 3'11			

Finished Floor (Main):	854 sqft	# Of Rooms:	8	Bathroom Floor	# of Pieces	Ensuite?
Finished Floor (Above):	0 sqft	# Of Kitchens:	1	Main	4	No
Finished Floor (Below):	0 sqft	# Of Levels:	1			
Finished Floor (Bsmt):	0 sqft	Crawl/Bsmt Height:				
Finished Floor (Total):	854 sqft	Basement:	None			
Unfinished Floor:	0 sqft	# or % of Rentals Allowed:	100			
Grand Total:	854 sqft	# Of Pets:	Cats: No, Dogs: No			

Great opportunity to buy in a great complex - The Haven. 2 bdrm 1 bthrm + storage/den 854 sf home. Updates include new kitchen cabinets, quartz countertops, appliances, backsplash, lots of cabinets/counterspace, flooring, crown moulding, fresh paint, couple of ceiling fans, new bedroom windows, bathroom w/new vanity, mirror, soaker tub, medicine cabinet, the list goes on! Top notch home. Private covered balcony, so peaceful! Naturally nice and cool due to the location! 1 secured parking spot. Close to transit, great schools, shopping, nature trails. No pets, no smoking. No age restrictions.