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|-------------------------|---------------------------|---------------------------------|
| Depth/Size (ft): | Bedrooms: 1 | Approx. Year Built: 2014 |
| Frontage (ft): | Bathrooms: 1 | Age: 10 |
| Lot Area: | Full Baths: 1 | Zoning: CD-60 |
| Flood Plain: | Half Baths: 0 | Gross Taxes: \$2,783.54 |
| Rear Yard Exp: | Maint. Fee: 293.00 | For Tax Year: 2023 |
| View: Yes | | P.I.D.: 029-443-709 |

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|--|---|
| Style of Home: 1 Storey | Parking: Total: 1 - Covered: 1 |
| Construction: Frame - Wood | Covered Parking: 1 |
| Exterior: Mixed | Parking Access: |
| Foundation: | Parking: Garage Underbuilding, Visitor Parking |
| Rain Screen: | Locker: Yes |
| Renovations: | Units in Dev: |
| # of Fireplaces: 1 - Fuel: Electric | 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 | Fixtures Leased: No |
| Floor Finish: Laminate, Tile | Fixtures Rmvd: No |

View: Yes : Green Space

Mgmt. Company:

Complex / Subdiv: ELEMENTS

Services Connected: Electricity, Storm Sewer, Water

Legal: STRATA LOT 131 DISTRICT LOT 311 GROUP 2 NEW WESTMINSTER DISTRICT STRATA PLAN BCS4502 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, Recreation Center, Storage

Site Influences: Central Location, Greenbelt, Private Setting, Shopping Nearby

Features: ClthWsh/Dryr/Frdg/Stve/DW, Drapes/Window Coverings, Fireplace Insert

Bylaw Restrict: Pets Allowed w/Rest., Rentals Allowed

Listing Broker(s): Royal LePage - Wolstencroft

| Floor | Type | Dimensions | Floor | Type | Dimensions |
|-------|-------------|-------------|-------|------|------------|
| Main | Foyer | 4'7 x 6' | | | |
| Main | Den | 8'9 x 6' | | | |
| Main | Kitchen | 8'6 x 8'1 | | | |
| Main | Dining Room | 12'1 x 7'7 | | | |
| Main | Living Room | 12'1 x 10'0 | | | |
| Main | Bedroom | 9'10 x 12' | | | |

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|---|----------------------------|-----------------------|--------------------|-----------------|
| Finished Floor (Main): 730 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): 730 sqft | Crawl/Bsmt Height: | | | |
| Unfinished Floor: 0 sqft | Basement: None | | | |
| Grand Total: 730 sqft | Beds In Bsmt: 0 / 1 | | | |
| | # Of Pets: | | | |

Welcome to ELEMENTS in desirable Willoughby! This ground level, one bed + DEN unit features a large patio & private fenced yard w/views of greenery & a blueberry field! Perfect for entertaining/pets! Open layout has tons of windows, good sized den/home office, spacious kitchen with SS Appliances, granite counters + In-suite laundry & NEW flooring in the bedroom! Trilogy Club amenities offer RESORT style living w/party room, dining lounge, fitness/yoga studio, theatre, guest suites & more! Just Walk across the street to Save On Foods, London Drugs, Walmart, Coffee shops, Best Buy, Restaurants & transit + close to future proposed Skytrain & easy access to highway 1 & 10. Unit comes with 1 parking & BONUS 2 storage lockers just steps from the unit! Low strata fees & No rental restrictions!