

Depth/Size (ft):		Bedrooms:	2	Approx. Year Built:	1981
Frontage (ft):		Bathrooms:	1	Age:	43
Lot Area:		Full Baths:	1	Zoning:	R5
Flood Plain:	Yes	Half Baths:	0	Gross Taxes:	\$1,151.15
Rear Yard Exp:		Maint. Fee:	469.00	For Tax Year:	2023
View:	No			P.I.D.:	001-867-601

Style of Home:	Inside Unit	Parking:	
Construction:	Frame - Wood	Covered Parking:	
Exterior:	Mixed	Parking Access:	
Foundation:		Parking:	None
Rain Screen:		Locker:	
Renovations:		Units in Dev:	
# of Fireplaces:	0 - Fuel: None	Distance to:	
Water Supply:	City/Municipal	Title to Land:	Freehold Strata
Fuel/Heating:	Baseboard	Property Disc:	Yes
Outdoor Area:	Balcony(s)	PAD Rental:	
Type of Roof:	Tar & Gravel	Fixtures Leased:	No
Floor Finish:	Hardwood,Mixed	Fixtures Rmvd:	No

View:	No
Mgmt. Company:	
Complex / Subdiv:	Mcintosh Manor
Services Connected:	Electricity,Sanitary Sewer,Storm Sewer,Water
Legal:	STRATA LOT 31 , PLAN NWS1648, DISTRICT LOT 27, GROUP 2, 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,Garden,In Suite Laundry,Storage
Site Influences:	Shopping Nearby
Features:	ClthWsh/Dryr/Frdg/Stve/DW
Bylaw Restrict:	Pets Not Allowed,Rentals Allowed
Listing Broker(s):	Homelife Advantage Realty (Central Valley) Ltd.

Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Living Room	12'3 x 16'0			
Main	Dining Room	9'1 x 8'8			
Main	Kitchen	9'0 x 8'6			
Main	Foyer	4'0 x 5'5			
Main	Laundry	6'0 x 4'10			
Main	Bedroom	11'1 x 16'2			
Main	Bedroom	9'8 x 14'0			

Finished Floor (Main):	926 sqft	# Of Rooms:	7	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):	926 sqft	Crawl/Bsmt Height:				
Unfinished Floor:	0 sqft	Basement:	None			
Grand Total:	926 sqft	Beds In Bsmt:	0 / 2			
		# Of Pets:				

Welcome to Mcintosh Manor! This freshly painted 2-bedroom, 1-bathroom unit offers 926 sqft of comfortable living space with light updates throughout. Perfect for first-time home buyers and investors, this charming unit is nestled in a prime location. Enjoy the convenience of walking to all levels of schools and a frequently serviced transit bus stop, which allows easy access to local shops, parks, and dining options. With secured underground parking and an on site caretaker, this complex ensures safety and security. Whether you are looking to purchase your first home or seeking a promising investment opportunity, this unit offers the best of both worlds. Don't miss out on this gem in an unbeatable location. Schedule a viewing today! OPEN HOUSE JUNE 22 FROM 2-4PM , JUNE 23 FROM 12-2 PM.