

Depth/Size (ft):		Bedrooms:	3	Approx. Year Built:	2023
Frontage (ft):		Bathrooms:	2	Age:	1
Lot Area:		Full Baths:	2	Zoning:	CD-119
Flood Plain:		Half Baths:	0	Gross Taxes:	\$0.00
Rear Yard Exp:	North	Maint. Fee:	170.52	For Tax Year:	2023
View:	No			P.I.D.:	031-942-563

Style of Home:	2 Storey w/Bsmt.	Parking:	Total: 2 - Covered: 2
Construction:	Frame - Wood	Covered Parking:	2
Exterior:	Other,Vinyl,Wood	Parking Access:	Front
Foundation:		Parking:	Grge/Double Tandem
Rain Screen:		Locker:	No
Renovations:		Units in Dev:	153 - Total Units in Strata: 153
# of Fireplaces:	0 - Fuel: None	Distance to:	
Water Supply:	City/Municipal	Title to Land:	Freehold Strata
Fuel/Heating:	Forced Air,Natural Gas	Property Disc:	No
Outdoor Area:	Balcny(s) Patio(s) Dck(s),Fenced Yard	PAD Rental:	
Type of Roof:	Asphalt	Fixtures Leased:	No
Floor Finish:	Laminate,Tile,Carpet	Fixtures Rmvd:	Yes

View:	No
Mgmt. Company:	Davin Management - 604-594-5643
Complex / Subdiv:	Chelsea
Services Connected:	Electricity,Sanitary Sewer,Water
Legal:	STRATA LOT 150, PLAN EPS7133, DISTRICT LOT 26, TOWNSHIP 8, 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 V
Amenities:	Garden,In Suite Laundry,Playground
Site Influences:	Central Location,Golf Course Nearby,Recreation Nearby,Shopping Nearby
Features:	ClthWsh/Dryr/Frdg/Stve/DW
Bylaw Restrict:	Pets Allowed w/Rest.,Rentals Allowed
Listing Broker(s):	One Percent Realty Ltd., One Percent Realty Ltd.

Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Kitchen	13'1 x 11'3			
Main	Dining Room	14'7 x 10'5			
Main	Living Room	11'2 x 8'7			
Above	Primary Bedroom	11'3 x 10'1			
Above	Bedroom	8'1 x 8'1			
Above	Bedroom	8'8 x 7'8			
Bsmt	Foyer	4'11 x 4'1			

Finished Floor (Main):	560 sqft	# Of Rooms:	7	Bathroom Floor	# of Pieces	Ensuite?
Finished Floor (Above):	596 sqft	# Of Kitchens:	1	Above	4	No
Finished Floor (Below):	0 sqft	# Of Levels:	3	Above	3	Yes
Finished Floor (Bsmt):	110 sqft	Crawl/Bsmt Height:				
Finished Floor (Total):	1,266 sqft	Basement:	Fully Finished,Part,Separate Entry			
Unfinished Floor:	0 sqft	# or % of Rentals Allowed:	100			
Grand Total:	1,266 sqft	# Of Pets:	2 - Cats: Yes, Dogs: Yes			

Vesta built - Latimer Heights Chelsea complex, almost brand new 1266 sf townhouse. 3 bedrooms upstairs, primary is on the larger side w/a walk thru closet and ensuite w/a big wi closet and 2 basins. Plus another 4 piece bathroom, linen closet and laundry area. The main floor has your great room concept w/your lvg rm/dng rm and kitchen/eating area w/a deck off the kitchen. Pantry, s/s appliances, white cabinets, quartz counter tops, 9' ceilings, 2" blinds, laminate/carpeting, forced air heat. The basement has your foyer, double tandem garage and access to your fully fenced north facing yard. Built by Vesta, quality home thru and thru. Close to schools, highway 1, shopping, restaurants, transit. Great location! Bright/clean home offers a great value to any family. November 1 dates available!