

Depth/Size (ft):		Bedrooms:	1	Approx. Year Built:	1984
Frontage (ft):		Bathrooms:	2	Age:	40
Lot Area:		Full Baths:	1	Zoning:	RA112
Flood Plain:		Half Baths:	1	Gross Taxes:	\$1,988.86
Rear Yard Exp:		Maint. Fee:	573.02	For Tax Year:	2023
View:	Yes			P.I.D.:	001-049-623

Style of Home:	Upper Unit	Parking:	Total: 1 - Covered: 1
Construction:	Frame - Wood	Covered Parking:	1
Exterior:	Brick,Concrete,Wood	Parking Access:	
Foundation:		Parking:	Garage; Underground
Rain Screen:		Locker:	Yes
Renovations:		Units in Dev:	
# of Fireplaces:	0 - Fuel:	Distance to:	
Water Supply:	City/Municipal	Title to Land:	Freehold Strata
Fuel/Heating:	Hot Water,Radiant	Property Disc:	No
Outdoor Area:	Balcny(s) Patio(s) Dck(s)	PAD Rental:	
Type of Roof:	Other	Fixtures Leased:	No
Floor Finish:	Laminate,Wall/Wall/Mixed	Fixtures Rmvd:	No

View: Yes : GOLF COURSE AND MOUNTAINS

Mgmt. Company:

Complex / Subdiv: THE CLASSIC

Services Connected: Community,Electricity,Natural Gas,Sanitary Sewer,Storm Sewer,Water

Legal: STRATA LOT 54, PLAN NWS2211, SECTION 11, TOWNSHIP 5, 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

Amenities: None

Site Influences: Central Location,Golf Course Nearby,Marina Nearby,Private Setting,Recreation Nearby,Shopping Nearby

Features: ClthWsh/Dryr/Frdg/Stve/DW

Bylaw Restrict: Pets Allowed w/Rest.

Listing Broker(s): RE/MAX Westcoast

Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Living Room	13'7 x 19'5			
Main	Dining Room	6'10 x 11'2			
Main	Kitchen	13'1 x 9'			
Main	Laundry	5'7 x 6'3			
Main	Foyer	6'1 x 4'1			
Main	Bedroom	11'8 x 13'4			
Main	Den	6'8 x 9'11			

Finished Floor (Main):	1,101 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	Main	2	No
Finished Floor (Bsmt):	0 sqft	Suite:	None			
Finished Floor (Total):	1,101 sqft	Crawl/Bsmt Height:				
Unfinished Floor:	0 sqft	Basement:	None			
Grand Total:	1,101 sqft	Beds In Bsmt:	0 / 1			
		# Of Pets:	1 - Cats: Yes, Dogs: Yes			

Endless views of the golf course and mountains year round from this gorgeous unit at The Classic. Open concept living/dining area with newer laminate flooring/carpet and easy access to the 138 sq.ft (20'long) patio with unobstructed views, large updated kitchen, spacious main bedroom (with views!)+ large ensuite (updated with walk-in shower), the den could be an office or a day bed/guest room-total 1101 sq.ft. Balcony has easterly views, space for table+ chairs plus your planters! Concrete building, gas/heat+ hot water included in monthly main. fees, amenities-gym, workshop, social room! Recent windows+ piping-great building and friendly residents!EV charging available.Ideal location, walk to Tsawwassen town centre, adjacent to Beach Grove Golf Course, walk/bike to Centennial Beach.