

Depth/Size (ft):		Bedrooms:	1	Approx. Year Built:	2008
Frontage (ft):		Bathrooms:	1	Age:	16
Lot Area:		Full Baths:	1	Zoning:	RM-3
Flood Plain:	No	Half Baths:	0	Gross Taxes:	\$1,993.77
Rear Yard Exp:		Maint. Fee:	272.43	For Tax Year:	2023
View:	Yes			P.I.D.:	027-397-882

Style of Home:	Inside Unit	Parking:	Total: 1 - Covered: 1
Construction:	Frame - Wood	Covered Parking:	1
Exterior:	Mixed	Parking Access:	Lane
Foundation:		Parking:	Garage; Underground,Visitor Parking
Rain Screen:		Locker:	Yes
Renovations:		Units in Dev:	232
# of Fireplaces:	1 - Fuel: Electric	Distance to:	
Water Supply:	City/Municipal	Title to Land:	Freehold Strata
Fuel/Heating:	Baseboard,Electric	Property Disc:	No
Outdoor Area:	Balcony(s)	PAD Rental:	
Type of Roof:	Asphalt	Fixtures Leased:	No
Floor Finish:	Tile,Vinyl/Linoleum,Wall/Wall/Mixed	Fixtures Rmvd:	No

View:	Yes : Courtyard
Mgmt. Company:	Dwell Property Managment - 604-821-2999
Complex / Subdiv:	URBANO
Services Connected:	Electricity,Natural Gas,Sanitary Sewer,Water
Legal:	STRATA LOT 150, PLAN BCS2621, SECTION 20, TOWNSHIP 12, 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:	Elevator,In Suite Laundry,Storage
Site Influences:	Central Location,Private Setting,Recreation Nearby,Shopping Nearby
Features:	ClthWsh/Dryr/Frdg/Stve/DW
Bylaw Restrict:	Pets Allowed w/Rest.,Rentals Allowed
Listing Broker(s):	RE/MAX LIFESTYLES REALTY

Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Living Room	15'2 x 13'2			
Main	Kitchen	9' x 8'8			
Main	Primary Bedroom	15'2 x 10'6			
Main	Walk-In Closet	7' x 5'			
Main	Foyer	9' x 8'6			

Finished Floor (Main):	716 sqft	# Of Rooms:	5	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):	716 sqft	Basement:	None			
Unfinished Floor:	0 sqft	# or % of Rentals Allowed:	100			
Grand Total:	716 sqft	# Of Pets:	1 - Cats: Yes, Dogs: Yes			

Great Location. Spacious 1 bedroom/1 bath in Urbano, corner unit located on the quiet side of the building, facing the courtyard. Immaculate shape, large tile foyer, open kitchen with black appliances, huge primary bedroom, sliders out to covered deck from the living room, complete with fireplace. 1 parking space, 1 storage unit. Available immediately. 1 dog or 1 cat allowed.