

Depth/Size (ft):	0.00	Bedrooms:	4	Approx. Year Built:	1978
Frontage (ft):		Bathrooms:	3	Age:	46
Lot Area:		Full Baths:	3	Zoning:	RS1
Flood Plain:	No	Half Baths:	0	Gross Taxes:	\$5,508.93
Rear Yard Exp:	South			For Tax Year:	2024
View:	No			P.I.D.:	000-586-064

Style of Home:	3 Level Split	Parking:	Total: 6 - Covered: 2
Construction:	Concrete,Frame - Wood	Covered Parking:	2
Exterior:	Glass,Wood	Parking Access:	Front
Foundation:		Parking:	Add. Parking Avail.,Garage; Double,RV Parking Avail.
Rain Screen:		Locker:	
Renovations:	Partly	Units in Dev:	
# of Fireplaces:	1 - Fuel: Natural Gas	Distance to:	
Water Supply:	City/Municipal	Title to Land:	Freehold NonStrata
Fuel/Heating:	Forced Air,Natural Gas	Property Disc:	
Outdoor Area:	Patio(s),Sundeck(s)	PAD Rental:	
Type of Roof:	Asphalt	Fixtures Leased:	No
Floor Finish:	Hardwood,Tile,Vinyl/Linoleum,Wall/Wall/Mixed	Fixtures Rmvd:	Yes

View:	No
Mgmt. Company:	
Complex / Subdiv:	Forest by the Bay
Services Connected:	Electricity,Natural Gas,Sanitary Sewer,Storm Sewer,Water
Legal:	LOT 78, PLAN NWP 54171 SECTION 2 TWP 5
Amenities:	Garden,In Suite Laundry,Storage
Site Influences:	Cul-de-Sac,Golf Course Nearby,Private Setting,Private Yard,Recreation Nearby,Shopping Nearby
Features:	ClthWsh/Dryr/Frdg/Stve/DW,Fireplace Insert,Garage Door Opener,Microwave,Security System,Smoke Alarm,Sprinkler - Inground
Bylaw Restrict:	
Listing Broker(s):	RE/MAX Colonial Pacific Realty

Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Foyer	8'9 x 6'10	Above	Bedroom	11'1 x 8'6
Main	Dining Room	18'11 x 13'1	Main	Patio	34'0 x 17'1
Main	Kitchen	15'1 x 11'6			
Main	Living Room	21'3 x 15'7			
Main	Bedroom	15'4 x 10'4			
Above	Primary Bedroom	15'4 x 13'8			
Above	Bedroom	11'1 x 10'3			

Finished Floor (Main):	1,432 sqft	# Of Rooms:	9	Bathroom Floor	# of Pieces	Ensuite?
Finished Floor (Above):	720 sqft	# Of Kitchens:	1	Main	3	Yes
Finished Floor (Below):	0 sqft	# Of Levels:	2	Above	4	No
Finished Floor (Bsmt):	0 sqft	Suite:	None	Above	3	Yes
Finished Floor (Total):	2,152 sqft	Crawl/Bsmt Height:	4'0			
Unfinished Floor:	0 sqft	Basement:	Crawl,Fully Finished,Part			
Grand Total:	2,152 sqft	Beds In Bsmt:	0 / 4			
		# Of Pets:				

Viewings by appointment, easy to show. Located in the private Forest by the Bay, Tsawwassen community. Lovely quiet private back yard with large deck. Split level 4 bedroom home on a 7,600 square foot lot. Cul de sac location, beautifully updated and well kept home. Entertainers kitchen, large island and plenty of storage cabinetry. Large dining room that easily seats 10+ people. Updated smartly with Quartz counters and new bath fixtures. Double car garage, outdoor storage area. 2 covered spots + room for 4 more vehicles.