

<b>Depth/Size (ft):</b>	0	<b>Bedrooms:</b>	1	<b>Approx. Year Built:</b>	2006
<b>Frontage (ft):</b>		<b>Bathrooms:</b>	1	<b>Age:</b>	18
<b>Lot Area:</b>		<b>Full Baths:</b>	1	<b>Zoning:</b>	RML
<b>Flood Plain:</b>	No	<b>Half Baths:</b>	0	<b>Gross Taxes:</b>	\$1,523.04
<b>Rear Yard Exp:</b>		<b>Maint. Fee:</b>	289.41	<b>For Tax Year:</b>	2023
<b>View:</b>	No			<b>P.I.D.:</b>	027-344-975

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

<b>View:</b>	No
<b>Mgmt. Company:</b>	Quay Pacific Property Mgmt - 604-521-0876
<b>Complex / Subdiv:</b>	Nature's Gate
<b>Services Connected:</b>	Electricity, Natural Gas, Sanitary Sewer, Storm Sewer, Water
<b>Legal:</b>	STRATA LOT 105, PLAN BCS2236, SECTION 21, TOWNSHIP 16, 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.
<b>Amenities:</b>	Elevator, Guest Suite, In Suite Laundry, Recreation Center, Storage, Wheelchair Access
<b>Site Influences:</b>	Central Location, Recreation Nearby, Shopping Nearby
<b>Features:</b>	Clothes Dryer, Clothes Washer, Dishwasher, Refrigerator, Stove
<b>Bylaw Restrict:</b>	Pets Allowed w/Rest., Rentals Allowed
<b>Listing Broker(s):</b>	Royal LePage Northstar Realty (S. Surrey)

Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Foyer	4'3 x 6'4			
Main	Kitchen	11'0 x 8'11			
Main	Dining Room	11'4 x 6'2			
Main	Living Room	12'4 x 13'3			
Main	Laundry	4'0 x 3'0			
Main	Primary Bedroom	10'10 x 14'4			
Main	Patio	12'0 x 9'10			

<b>Finished Floor (Main):</b>	697 sqft	<b># Of Rooms:</b>	7	<b>Bathroom Floor</b>	<b># of Pieces</b>	<b>Ensuite?</b>
<b>Finished Floor (Above):</b>	0 sqft	<b># Of Kitchens:</b>	1	Main	4	Yes
<b>Finished Floor (Below):</b>	0 sqft	<b># Of Levels:</b>	1			
<b>Finished Floor (Bsmnt):</b>	0 sqft	<b>Crawl/Bsmnt Height:</b>				
<b>Finished Floor (Total):</b>	697 sqft	<b>Basement:</b>	None			
<b>Unfinished Floor:</b>	0 sqft	<b># or % of Rentals Allowed:</b>				
<b>Grand Total:</b>	697 sqft	<b># Of Pets:</b>	2 - Cats: Yes, Dogs: Yes			

Welcome to "Nature's Gate" complex! This charming 664 sq. ft. one-bedroom, one-bathroom suite on the 4th floor provides serene views of lush green space, ensuring a peaceful living environment. This one-level, upper unit features new appliances, and new cabinet doors throughout, and has been recently painted, adding a fresh and modern touch. With no age or rental restrictions and pet-friendly policies (with some restrictions), this home is versatile and inclusive. Conveniently located near Mill Lake, a beautiful park, Seven Oaks Shopping Mall, and the transit loop, you'll have easy access to all essential amenities. The complex is well-maintained, ensuring a comfortable and hassle-free living experience.