

Depth/Size (ft):		Bedrooms:	2	Approx. Year Built:	2014
Frontage (ft):		Bathrooms:	2	Age:	10
Lot Area:		Full Baths:	2	Zoning:	CD10
Flood Plain:	No	Half Baths:	0	Gross Taxes:	\$2,015.97
Rear Yard Exp:		Maint. Fee:	358.18	For Tax Year:	2024
View:	Yes			P.I.D.:	903-020-017

Style of Home:	Inside Unit	Parking:	Total: 1 - Covered: 1
Construction:	Frame - Wood	Covered Parking:	1
Exterior:	Fibre Cement Board,Wood	Parking Access:	
Foundation:		Parking:	Garage; Underground
Rain Screen:		Locker:	No
Renovations:		Units in Dev:	136 - Total Units in Strata: 40
# of Fireplaces:	1 - Fuel: Gas - Natural	Distance to:	
Water Supply:	City/Municipal	Title to Land:	First Nations Lease
Fuel/Heating:	Baseboard,Heat Pump	Property Disc:	Yes
Outdoor Area:	Patio(s)	PAD Rental:	
Type of Roof:	Torch-On	Fixtures Leased:	No
Floor Finish:	Laminate	Fixtures Rmvd:	No

View:	Yes : Mountains
Mgmt. Company:	HomeLife Advantage Prop Mgmt
Complex / Subdiv:	Englewood Courtyard Platinum 1
Services Connected:	Electricity,Natural Gas,Sanitary Sewer
Legal:	UNIT 21 WITHIN LOT 247-1 CLSR 103248 TZEACHTEN IR# 13
Amenities:	Club House,Guest Suite,In Suite Laundry
Site Influences:	Adult Oriented,Gated Complex
Features:	Air Conditioning,ClthWsh/Dryr/Frdg/Stve/DW
Bylaw Restrict:	Age Restrictions,Pets Allowed w/Rest.,Rentals Allowed,Smoking Restrictions
Listing Broker(s):	HomeLife Advantage Realty Ltd

Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Living Room	10'7 x 15'			
Main	Dining Room	11'8 x 10'			
Main	Kitchen	10'8 x 9'			
Main	Primary Bedroom	10'5 x 12'			
Main	Bedroom	9'6 x 15'4			
Main	Den	11'9 x 7'4			
Main	Laundry	6' x 8'			

Finished Floor (Main):	1,080 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	4	No
Finished Floor (Bsmt):	0 sqft	Crawl/Bsmt Height:				
Finished Floor (Total):	1,080 sqft	Basement:	None			
Unfinished Floor:	0 sqft	# or % of Rentals Allowed:				
Grand Total:	1,080 sqft	# Of Pets:	1 - Cats: Yes, Dogs: Yes			

Welcome to Englewood Courtyard, Chilliwack's Premium Adult Gated Community within walking distance to nature walks, Garrison Crossing, and shopping. This fantastic, well priced, 2 bedroom and den condo is lovely, featuring quartz counter tops, crown molding, warm bright colour scheme, air conditioning and all appliances included. The Life, The Style, The Place ...That's Englewood! Englewood is age 45+, gated with friendly clubhouse, guest suites, pet allowed, and RV parking available. This is your opportunity to live in this beautiful development!