

Depth/Size (ft):		Bedrooms:	2	Approx. Year Built:	1997
Frontage (ft):		Bathrooms:	2	Age:	27
Lot Area:		Full Baths:	2	Zoning:	MULTI
Flood Plain:	No	Half Baths:	0	Gross Taxes:	\$2,498.00
Rear Yard Exp:	Northeast	Maint. Fee:	572.32	For Tax Year:	2023
View:				P.I.D.:	023-073-471

Style of Home:	Ground Level Unit,Rancher/Bungalow	Parking:	Total: 1 - Covered: 1
Construction:	Frame - Wood	Covered Parking:	1
Exterior:	Mixed,Vinyl	Parking Access:	Front
Foundation:		Parking:	Garage; Single
Rain Screen:		Locker:	No
Renovations:	Completely	Units in Dev:	385 - Total Units in Strata: 385
# of Fireplaces:	1 - Fuel: Gas - Natural	Distance to:	
Water Supply:	City/Municipal	Title to Land:	Freehold Strata
Fuel/Heating:	Hot Water,Radiant	Property Disc:	Yes
Outdoor Area:	Patio(s)	PAD Rental:	
Type of Roof:	Asphalt,Torch-On	Fixtures Leased:	No
Floor Finish:	Hardwood,Mixed	Fixtures Rmvd:	No

View:	
Mgmt. Company:	Crossroads Mgmt - 778-578-4445
Complex / Subdiv:	Chelsea Gardens
Services Connected:	Electricity,Natural Gas,Sanitary Sewer,Storm Sewer,Water
Legal:	SL 138 SECTION 16 TOWNSHIP 2 STRATA PLAN LMS 1416 NWD TOGETHER WITH AN INTEREST IN THE COMMON PROPERTY IN PROPORTION TO THE UNIT ENTITLEMENT OF THE STRATA LOT AS SHOWN ON FORM 1
Amenities:	Club House,Exercise Centre,Guest Suite,Pool; Outdoor,Swirlpool/Hot Tub
Site Influences:	Central Location,Cleared,Recreation Nearby
Features:	Dishwasher,Oven - Built In,Security - Roughed In,Windows - Thermo
Bylaw Restrict:	Age Restrictions,Pets Allowed w/Rest.,Rentals Allowed
Listing Broker(s):	Performance Power Play Realty

Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Foyer	8' x 3'	Main	Primary Bedroom	14' x 12'
Main	Living Room	19' x 12'	Main	Bedroom	12' x 10'
Main	Dining Room	14' x 10'	Main	Utility	8' x 7'
Main	Kitchen	14' x 10'	Main	Patio	10' x 10'
Main	Eating Area	10' x 7'			
Main	Family Room	12' x 11'			
Main	Laundry	6' x 3'			

Finished Floor (Main):	1,600 sqft	# Of Rooms:	11	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	3	No
Finished Floor (Bsmt):	0 sqft	Crawl/Bsmt Height:				
Finished Floor (Total):	1,600 sqft	Basement:	None			
Unfinished Floor:	0 sqft	# or % of Rentals Allowed:	100			
Grand Total:	1,600 sqft	# Of Pets:	2 - Cats: Yes, Dogs: Yes			

Open House Sat and Sun 27 and 28 th 2-4MOVE IN READY! This beautifully renovated ground floor end unit features the popular "ASCOT " floor plan. Huge windows bring in tons of natural light. AMAZING chef's kitchen with high-end finishes including cabinets, light fixtures, QUARTZ COUNTERTOPS, CUSTOM BACKSPLASH and STAINLESS STEEL APPLIANCES. Gorgeous ENGINEERED HARDWOOD FLOORS compliment the main living areas and the two good-sized bedrooms. LUXURIOUS tile floors and QUARTZ countertops enhance the spa-like feeling of these two updated bathrooms. The ensuite features a deep soaking tub and deluxe chrome fixtures round out the classic updates in this spectacular home. Check out the impressive landscaping that leads up to the front door. A phenomenal private backyard oasis is waiting for you!!