

<b>Depth/Size (ft):</b>		<b>Bedrooms:</b>	4	<b>Approx. Year Built:</b>	2018
<b>Frontage (ft):</b>		<b>Bathrooms:</b>	4	<b>Age:</b>	6
<b>Lot Area:</b>		<b>Full Baths:</b>	3	<b>Zoning:</b>	RM-30
<b>Flood Plain:</b>	No	<b>Half Baths:</b>	1	<b>Gross Taxes:</b>	\$3,573.30
<b>Rear Yard Exp:</b>		<b>Maint. Fee:</b>	416.62	<b>For Tax Year:</b>	2024
<b>View:</b>	No			<b>P.I.D.:</b>	030-439-809

<b>Style of Home:</b>	3 Storey,Reverse 2 Storey w/Bsmt.	<b>Parking:</b>	Total: 3 - Covered: 2
<b>Construction:</b>	Frame - Wood	<b>Covered Parking:</b>	2
<b>Exterior:</b>	Fibre Cement Board,Wood	<b>Parking Access:</b>	Front
<b>Foundation:</b>		<b>Parking:</b>	Garage; Double
<b>Rain Screen:</b>		<b>Locker:</b>	No
<b>Renovations:</b>		<b>Units in Dev:</b>	27 - Total Units in Strata: 27
<b># of Fireplaces:</b>		<b>Distance to:</b>	
<b>Water Supply:</b>	City/Municipal	<b>Title to Land:</b>	Freehold Strata
<b>Fuel/Heating:</b>	Electric,Forced Air	<b>Property Disc:</b>	Yes
<b>Outdoor Area:</b>	Balcony(s),Fenced Yard	<b>PAD Rental:</b>	
<b>Type of Roof:</b>	Asphalt	<b>Fixtures Leased:</b>	No
<b>Floor Finish:</b>	Laminate,Wall/Wall/Mixed	<b>Fixtures Rmvd:</b>	Yes

<b>View:</b>	No
<b>Mgmt. Company:</b>	Remi RE Management - 604-530-9944
<b>Complex / Subdiv:</b>	The Towne
<b>Services Connected:</b>	Community,Electricity,Natural Gas,Sanitary Sewer
<b>Legal:</b>	STRATA LOT 12 PLAN EPS016 SECTION 21 TOWNSHIP 8 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>	In Suite Laundry,Playground
<b>Site Influences:</b>	Central Location
<b>Features:</b>	Air Conditioning,ClthWsh/Dryr/Frdg/Stve/DW,Drapes/Window Coverings,Garage Door Opener,Oven - Built In
<b>Bylaw Restrict:</b>	Pets Allowed w/Rest.
<b>Listing Broker(s):</b>	RE/MAX Treeland Realty

Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Living Room	15'10 x 15'1	Above	Walk-In Closet	8' x 8'
Main	Dining Room	13'2 x 10'3	Above	Bedroom	10'9 x 9'5
Main	Family Room	14'10 x 9'3	Above	Walk-In Closet	6' x 6'
Main	Kitchen	14'10 x 10'	Above	Bedroom	11'10 x 9'5
Above	Primary Bedroom	13'6 x 12'5	Above	Laundry	7' x 7'
			Bsmt	Bedroom	11' x 9'2
			Bsmt	Foyer	12' x 4'

<b>Finished Floor (Main):</b>	834 sqft	<b># Of Rooms:</b>	12	<b>Bathroom Floor</b>	<b># of Pieces</b>	<b>Ensuite?</b>
<b>Finished Floor (Above):</b>	834 sqft	<b># Of Kitchens:</b>	1	Main	2	No
<b>Finished Floor (Below):</b>	0 sqft	<b># Of Levels:</b>	3	Above	5	Yes
<b>Finished Floor (Bsmt):</b>	0 sqft	<b>Crawl/Bsmt Height:</b>		Above	4	No
<b>Finished Floor (Total):</b>	1,990 sqft	<b>Basement:</b>	Full,Fully Finished	Bsmt	3	Yes
<b>Unfinished Floor:</b>	0 sqft	<b># or % of Rentals Allowed:</b>				
<b>Grand Total:</b>	1,990 sqft	<b># Of Pets:</b>	Cats: Yes, Dogs: Yes			

The TOWNE. Quality built Essence Homes. This "B" plan is one of largest in complex. Spacious interior, 10 ft ceilings on main & complete open concept. 3 Huge Bdrms Up with Luxury Primary with 5 Pc Bath & 2 Closets. Ensuite boasts gorgeous double floating vanity & separate tub & shower w/ gorgeous tile floors. 2nd & 3rd bdrms up, both w/massive closets & FULL doors- no bi-folds here & Full Laundry Room. Bdrm below w/own 3 pc ensuite, perfect for in-laws! Kitchen is a dream, Huge Island filled w/storage, quartz countertops, white shaker cabinets, & 5 SS appl's. Gas range, beautiful built-in wall oven & microwave make for a clean look. Large patio off kitchen w/natural gas hook-up. Every man's DREAM GARAGE! Epoxy floors. Elec. upgrades. & more. Forced Air & AC. WOW!