109 20217 MICHAUD CRESCENT LANGLEY

Langley City, V3A 8L1

Residential Attached \$649,900 (LP)

Depth/Size (ft):		Bedrooms:	2	Approx. Year Buil	lt: 1993	1
Frontage (ft):		Bathrooms:	2	Age:	31	
Lot Area:		Full Baths:	2	Zoning:	STR	ATA
Flood Plain:	No	Half Baths:	0	Gross Taxes:	\$2,76	64.90
Rear Yard Exp:		Maint. Fee:	555.98	For Tax Year:	2024	
View:	No			P.I.D.:	-	952-453
Style of Home:	Inside Unit,Upper Unit		Parking:	Total: 2 - Covered:	: 2	
Construction:	Frame - Wood		Covered Parking:	2		
Exterior:	Mixed, Vinyl		Parking Access:	Front		
Foundation:			Parking:	Garage Underbuild	ding	
Rain Screen:			Locker:	Yes		
Renovations:			Units in Dev:	111 - Total Units in	n Strata: 111	
# of Fireplaces:	1 - Fuel: Gas - Natural		Distance to:			
Water Supply:	City/Municipal		Title to Land:	Freehold Strata		
Fuel/Heating:	Baseboard,Electric		Property Disc:	Yes		
Outdoor Area:	Balcny(s) Patio(s) Dck(s	s)	PAD Rental:			
Type of Roof:	Asphalt	-)	Fixtures Leased:	No		
Floor Finish:	Hardwood		Fixtures Rmvd:	No		
View:	No					
View: Mgmt. Company:	No SELF MANAGED - 604	-818-4041				
-	-	-818-4041				
Mgmt. Company:	SELF MANAGED - 604	-818-4041				
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Beautiful corner unit with TWO BALCONIES both over looking the private courtyard. Spacious floor plan excellent for entertaining, separated bedrooms, large ensuite, laundry room and abundant closet space. Professionally renovated with white cabinets & black counters, feature brick wall in the living room, newer washer/dryer and newer flooring. Extra-large windows provide lots of natural light. This unit is in the best location in the building and is very quiet & peaceful. Enjoy the convenience of two secured under-ground parking stalls, plus a storage locker Just move in and enjoy!

The enclosed information while deemed to be correct, is not guaranteed. Information and measurements should not be relied upon without independent verification. PREC* indicates 'Personal Real Estate Corporation'. This communication is not intended to solicit properties already listed for sale.