R2913046 Townhouse

## 69 20751 87 AVENUE LANGLEY

Walnut Grove, V1M 2X3

Residential Attached \$869,900 (LP)

Depth/Size (ft):		Bedrooms:	2	Approx. Year Bui	ilt: 1995	;
rontage (ft):		Bathrooms:	2	Age:	29	
.ot Area:		Full Baths:	2	Zoning:	CD-3	3
lood Plain:	No	Half Baths:	0	Gross Taxes:	\$4.0	35.08
Rear Yard Exp:		Maint. Fee:	394.31	For Tax Year:	2024	
/iew:				P.I.D.:		153-414
tyle of Home:	Rancher/Bungalow		Parking:	Total: 2 - Covered	: 2	
Construction:	Other		Covered Parking:	2		
Exterior:	Vinyl,Wood		Parking Access:	Front		
oundation:			Parking:	Other, Visitor Parki	ing	
ain Screen:			Locker:			
Renovations:			Units in Dev:			
of Fireplaces:	2 - Fuel: Gas - Natural	I	Distance to:			
vater Supply:	City/Municipal		Title to Land:	Freehold Strata		
uel/Heating:	Radiant		Property Disc:	Yes		
Outdoor Area:	Patio(s)		PAD Rental:			
Type of Roof:	Asphalt		Fixtures Leased:	No		
Floor Finish:	Wall/Wall/Mixed		Fixtures Rmvd:	No		
Igmt. Company: complex / Subdiv:	Walnut Grove	gement - 604-821-2999				
Igmt. Company: Complex / Subdiv: Services Connected: Legal: Smenities: Site Influences:	Walnut Grove Natural Gas, Sanitary S STRATA LOT 69, PLA INTEREST IN THE CO Club House, Garden, P Adult Oriented, Golf Co	Sewer,Water N LMS1821, PART NE1/4, SECTION DMMON PROPERTY IN PROPORTIC lool; Outdoor,Recreation Center,Swirlg purse Nearby,Recreation Nearby,Shop	DN TO THE UNIT ENTITLE bool/Hot Tub bping Nearby	MENT OF THE STRATA		
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Welcome to Summerfield by Polygon, a tranquil community perfect for adult-oriented living in Walnut Grove. This charming rancher townhouse offers heritage architecture with a welcoming porch entrance, ideal for enjoying the serene surroundings. Features include: spacious single level living, private fenced south facing backyard, vaulted ceilings, in-floor heating, 2x cozy gas fireplace, updated fridge and stove, wine cooler, family room and more. Discover the comfort and convenience of rancher townhouse living in this desirable neighborhood. Don't miss out on this opportunity to call Summerfield your new home!

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