

Depth/Size (ft):	Bedrooms:	2	Approx. Year Built:	1990
Frontage (ft):	Bathrooms:	2	Age:	34
Lot Area:	Full Baths:	2	Zoning:	MF
Flood Plain:	Half Baths:	0	Gross Taxes:	\$2,409.84
Rear Yard Exp:	Maint. Fee:	378.34	For Tax Year:	2024
View:	No		P.I.D.:	016-621-379

Style of Home:	1 Storey	Parking:	Total: 1 - Covered: 1
Construction:	Frame - Wood	Covered Parking:	1
Exterior:	Vinyl	Parking Access:	
Foundation:		Parking:	Garage Underbuilding,Visitor Parking
Rain Screen:		Locker:	Yes
Renovations:		Units in Dev:	
# of Fireplaces:	1 - Fuel: Gas - Natural	Distance to:	
Water Supply:	City/Municipal	Title to Land:	Freehold Strata
Fuel/Heating:	Electric	Property Disc:	Yes
Outdoor Area:	Balcony(s)	PAD Rental:	
Type of Roof:	Asphalt	Fixtures Leased:	No
Floor Finish:	Mixed,Tile	Fixtures Rmvd:	No

View:	No
Mgmt. Company:	NAI Goddard & Smith - 604-534-7974
Complex / Subdiv:	PARK PLACE
Services Connected:	Electricity,Natural Gas,Sanitary Sewer,Storm Sewer,Water
Legal:	STRATA LOT 14 DISTRICT LOT 305 GROUP 2 NEW WESTMINSTER DISTRICTSTRATA PLAN NW3358 TOGETHER WITH AN INTEREST IN THE COMMON PROPERTY INPROPORTION TO THE UNIT ENTITLEMENT OF THE STRATA LOT AS SHOWN ON FORM 1
Amenities:	Air Cond./Central,Elevator,In Suite Laundry,Storage
Site Influences:	Central Location,Recreation Nearby,Shopping Nearby
Features:	ClthWsh/Dryr/Frdg/Stve/DW,Drapes/Window Coverings,Smoke Alarm
Bylaw Restrict:	Pets Allowed w/Rest.,Rentals Allowed
Listing Broker(s):	Sutton Premier Realty

Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Living Room	13'10 x 13'7			
Main	Dining Room	10'8 x 10'11			
Main	Kitchen	10'11 x 10'10			
Main	Primary Bedroom	11'11 x 14'1			
Main	Bedroom	10'8 x 10'11			
Main	Laundry	5'9 x 9'1			
Main	Foyer	4'10 x 4'1			

Finished Floor (Main):	1,170 sqft	# Of Rooms:	7	Bathroom Floor	# of Pieces	Ensuite?
Finished Floor (Above):	0 sqft	# Of Kitchens:	1	Main	4	No
Finished Floor (Below):	0 sqft	# Of Levels:	1	Main	3	Yes
Finished Floor (Bsmt):	0 sqft	Crawl/Bsmt Height:				
Finished Floor (Total):	1,170 sqft	Basement:	None			
Unfinished Floor:	0 sqft	# or % of Rentals Allowed:	100			
Grand Total:	1,170 sqft	# Of Pets:	Cats: Yes, Dogs: Yes			

Park Place in the Heart of Langley City. Spacious fully renovated open concept home boasts beautiful bright white kitchen with high end solid wood soft close cabinetry, quartz counters, moveable island & stainless steel appliances. Bathrooms have top mount sinks, quartz counters & frameless shower doors. Great room sized living room with gas fireplace is perfect for family gatherings & entertaining or relax & enjoy the late day sun on your West facing patio. Bedrooms at opposite ends for privacy. Large primary bedroom with en suite has patio access. Secure parking stall, storage locker & plenty of guest parking. Conveniently located close to Linwood park, shopping, schools, restaurants, transit & walking distance to future Skytrain. What a great place to call Home!