260 27358 32 AVENUE LANGLEY

Aldergrove Langley, V4W 0C8

	Aldergrove Langley, V4W 0C8					\$585,000 (LP)	
Depth/Size (ft):		Bedrooms:	2	Approx. Year Buil	lt: 2021		
Frontage (ft):		Bathrooms:	2	Age:	3		
Lot Area:		Full Baths:	2	Zoning:	RM-3	3A	
Flood Plain:		Half Baths:	0	Gross Taxes:		00.59	
Rear Yard Exp:	East	Maint. Fee:	468.93	For Tax Year:	2024		
View:	No			P.I.D.:		275-583	
Style of Home:	1 Storey, Inside Unit		Parking:	Total: 1 - Covered:	. 1		
Construction:	Frame - Wood		Covered Parking:	1			
Exterior:	Other, Vinyl, Wood		Parking Access:	O and a set the damage			
Foundation:			Parking:	Garage; Undergro	und		
Rain Screen:			Locker:	Yes			
Renovations:			Units in Dev:	209			
# of Fireplaces:	0 - Fuel: None		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:	Laminate		Fixtures Rmvd:	No			
View:	No						
-	No Dwell - 604-428-075	0					
Mgmt. Company:	-						
Mgmt. Company: Complex / Subdiv:	Dwell - 604-428-075	Creek - Building 5					
View: Mgmt. Company: Complex / Subdiv: Services Connected: Legal:	Dwell - 604-428-075 The Grand at Willow Electricity,Sanitary S STRATA LOT 183 SE	Creek - Building 5 jewer,Water ECTION 20 TOWNSHIP 13 NEW ¹	WESTMINSTER DISTRICTSTRATA EMENT OF THE STRATA LOT AS S		THER WITH AN	IN THE COMMON	
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Mgmt. Company: Complex / Subdiv: Services Connected: Legal: Amenities: Site Influences: Features: Bylaw Restric: Listing Broker(s): Floor Main Main Main Main Main Main Main Finished Floor (Main): Finished Floor (Above): Finished Floor (Below):	Dwell - 604-428-075 The Grand at Willow Electricity,Sanitary S STRATA LOT 183 SE PROPERTY IN PRO In Suite Laundry,Play Central Location,Red ClthWsh/Dryr/Frdg/S Pets Allowed w/Rest Royal LePage - Wols Type Living Room Dining Room Kitchen Foyer Bedroom Bedroom Walk-In Closet 967 sqft 0 sqft 0 sqft	Creek - Building 5 Sewer,Water ECTION 20 TOWNSHIP 13 NEW 1 PPORTION TO THE UNITENTITLE yground creation Nearby,Shopping Nearby Stve/DW L,Rentals Allowed stencroft Dimensions 11'8 × 10'9 11'8 × 6'6 8'3 × 12'11 4'9 × 5'1 9'8 × 11'5 15'9 × 12'8 6'6 × 5'6 # Of Rooms: # Of Kitchens: # Of Levels:	EMENT OF THE STRATA LOT AS S	SHOWN ON FORM V Type Bathroom Floor	Dimen # of Pieces	sions Ensuite?	
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Welcome to Willow Creek Estates! One of the few newer condo building in Aldergrove being only 3 years old! This bright & open 2 bed 2 bath condo with a great floorplan features a modern kitchen w/quartz counter, SS appliances, oversized eat up island + white shaker style cabinets w/under mount lighting! Relax after a long day in your large open living room w/designated dining area that leads to your private east facing patio, great for entertaining! Benefit from a HUGE primary bedroom which is big enough to put a home office & features a W/I closet & Ensuite, in addition the second bedroom is a great size and has a full bath right across the hall. Located in a quiet area & just down the road from Aldergrove Community Centre, grocery shopping & restaurants. The perfect place to call home!

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.