

Depth/Size (ft):	Bedrooms:	2	Approx. Year Built:	1995
Frontage (ft):	Bathrooms:	2	Age:	29
Lot Area:	Full Baths:	2	Zoning:	CD
Flood Plain:	Half Baths:	0	Gross Taxes:	\$2,457.28
Rear Yard Exp:	Maint. Fee:	610.32	For Tax Year:	2024
View:			P.I.D.:	023-070-161

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

View:	
Mgmt. Company:	
Complex / Subdiv:	
Services Connected:	Electricity,Natural Gas,Sanitary Sewer,Storm Sewer,Water
Legal:	STRATA LOT 21 SECTION 14 TOWNSHIP 1 NEW WESTMINSTER DISTRICTSTRATA PLAN LMS1944 TOGETHER WITH AN IN
Amenities:	Club House,Elevator,Exercise Centre,Guest Suite,In Suite Laundry,Storage,Workshop Attached
Site Influences:	Central Location,Cul-de-Sac,Recreation Nearby,Shopping Nearby
Features:	ClthWsh/Dryr/Frdg/Stve/DW
Bylaw Restrict:	Pets Allowed w/Rest.,Rentals Allowed
Listing Broker(s):	RE/MAX 2000 Realty, RE/MAX 2000 Realty

Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Foyer	6'5 x 4'6			
Main	Dining Room	12'2 x 9'6			
Main	Living Room	10'7 x 15'0			
Main	Kitchen	9'7 x 10'0			
Main	Family Room	13'2 x 14'7			
Main	Bedroom	12'5 x 8'10			
Main	Primary Bedroom	13'5 x 12'6			

Finished Floor (Main):	1,252 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	Suite:	None			
Finished Floor (Total):	1,252 sqft	Crawl/Bsmt Height:				
Unfinished Floor:	0 sqft	Basement:	None			
Grand Total:	1,252 sqft	Beds In Bsmt:	0 / 2			
		# Of Pets:				

Massive 1252 sqft condo! Two bedrooms, two full bathrooms with full living room and dining room area. Family room off spacious kitchen with tons of storage. Dual balcony access from both living and family room. Large primary bedroom with 4 piece ensuite. Well maintained building with upgrades including newer roof and rain screen. Call today for your private viewing.