

Depth/Size (ft):		Bedrooms:	3	Approx. Year Built:	2018
Frontage (ft):		Bathrooms:	3	Age:	6
Lot Area:		Full Baths:	2	Zoning:	CD-110
Flood Plain:	No	Half Baths:	1	Gross Taxes:	\$4,220.71
Rear Yard Exp:	East	Maint. Fee:	167.00	For Tax Year:	2024
View:	No			P.I.D.:	030-333-237

Style of Home:	2 Storey w/Bsmt.	Parking:	Total: 2 - Covered: 2
Construction:	Frame - Wood	Covered Parking:	2
Exterior:	Mixed,Vinyl	Parking Access:	Rear
Foundation:		Parking:	Garage; Single
Rain Screen:		Locker:	No
Renovations:		Units in Dev:	84 - Total Units in Strata: 84
# of Fireplaces:	1 - Fuel: Electric	Distance to:	
Water Supply:	City/Municipal	Title to Land:	Freehold Strata
Fuel/Heating:	Electric	Property Disc:	Yes
Outdoor Area:	Balcony(s),Sundeck(s)	PAD Rental:	
Type of Roof:	Asphalt	Fixtures Leased:	No
Floor Finish:	Laminate,Mixed	Fixtures Rmvd:	Yes

View:	No
Mgmt. Company:	Davin Management - 604-594-5643
Complex / Subdiv:	Lattice
Services Connected:	Electricity
Legal:	STRATA LOT 48 SECTION 13 TOWNSHIP 8 NEW WESTMINSTER DISTRICTSTRATA PLAN EPS4602 TOGETHER WITH AN INTEREST IN THE COMMON PROPERTY INPROPORTION TO THE UNIT ENTITLEMENT OF THE STRATA LOT AS SHOWN ON FORM V
Amenities:	In Suite Laundry,Playground
Site Influences:	Central Location,Private Yard,Recreation Nearby
Features:	ClthWsh/Dryr/Frdg/Stve/DW,Drapes/Window Coverings,Garage Door Opener
Bylaw Restrict:	Pets Allowed w/Rest.
Listing Broker(s):	Royal LePage West Real Estate Services

Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Living Room	13'5 x 13'	Above	Bedroom	8'11 x 9'
Main	Kitchen	7'8 x 15'	Above	Bedroom	8'2 x 13'7
Main	Dining Room	10'5 x 11'8	Below	Foyer	3'9 x 4'6
Main	Porch (enclosed)	15'3 x 5'2	Below	Recreation Room	12'3 x 8'8
Above	Primary Bedroom	12'4 x 11'7			

Finished Floor (Main):	637 sqft	# Of Rooms:	9	Bathroom Floor	# of Pieces	Ensuite?
Finished Floor (Above):	660 sqft	# Of Kitchens:	1	Main	2	No
Finished Floor (Below):	196 sqft	# Of Levels:	3	Above	4	No
Finished Floor (Bsmt):	0 sqft	Crawl/Bsmt Height:		Above	3	Yes
Finished Floor (Total):	1,493 sqft	Basement:	Part			
Unfinished Floor:	0 sqft	# or % of Rentals Allowed:				
Grand Total:	1,493 sqft	# Of Pets:	2 - Cats: Yes, Dogs: Yes			

Welcome to Lattice in Milner Heights. This Craftsman style townhome offers an open design with 9ft ceilings on the main and an abundance of natural light. Built by award winning Vesta this home exudes timeless sophistication. Stunning white kitchen w/quartz counter tops, centre island & stainless steel appliances are the focal point on the main floor. 2 decks inc. a walk out covered front porch to sit and relax. You'll find 3 bdrms upstairs, 2 full baths and a bonus flex room in the basement. Powder room on the main floor, Laminate flooring, designer lighting, w/in closet w/built ins, b/i cabinetry on the main floor and more..single car garage & carport. Great complex close to all amenities. Shows Beautifully! You won't be disappointed!