204 20894 57 AVENUE LANGLEY

Langley City, V3A 8M7

Depth/Size (ft):		Bedrooms:	2	Approx. Year Bui	lt: 1996	
Frontage (ft):		Bathrooms:	2	Age:	28	
Lot Area:		Full Baths:	2	Zoning:	RM 2	2
Flood Plain:	No	Half Baths:	0	Gross Taxes:	\$2,12	22.00
Rear Yard Exp:		Maint. Fee:	522.61	For Tax Year:	2024	
/iew:	Yes			P.I.D.:		152-745
tyle of Home:	Inside Unit		Parking:	Total: 1 - Covered:	: 1	
Construction:	Frame - Wood		Covered Parking:	1		
xterior:	Vinyl		Parking Access:	Rear		
oundation:			Parking:	Garage Underbuil	ding	
ain Screen:	No		Locker:	Yes		
enovations:	Partly		Units in Dev:			
of Fireplaces:	1 - Fuel: Gas - Natura	I	Distance to:			
ater Supply:	City/Municipal		Title to Land:	Freehold Strata		
uel/Heating:	Hot Water,Natural Gas	S	Property Disc:	Yes		
outdoor Area:	Balcony(s)		PAD Rental:			
ype of Roof:	Asphalt		Fixtures Leased:	No		
loor Finish:	Laminate,Mixed,Vinyl/	Linoleum	Fixtures Rmvd:	No		
	Yes : Mountain Dwell Manage					
Igmt. Company: complex / Subdiv: ervices Connected: egal: menities: ite Influences: eatures:	Dwell Manage Electricity,Natural Gas STRATA LOT 25, PLA COMMON PROPERT Elevator,In Suite Laun Central Location,Golf ClthWsh/Dryr/Frdg/St	s,Sanitary Sewer,Storm Sewer,Water IN LMS2074, DISTRICT LOT 37, GROU Y IN PROPORTION TO THE UNIT EN Idry,Recreation Center Course Nearby,Private Setting,Private ve/DW Rentals Allwd w/Restrctns	ITITLEMENT OF THE STRAT	TA LOT AS SHOWN O		
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fiew: Igmt. Company: complex / Subdiv: cervices Connected: egal: egal: menities: cite Influences: ceatures: cylaw Restric: isting Broker(s):	Dwell Manage Electricity,Natural Gas STRATA LOT 25, PLA COMMON PROPERT Elevator,In Suite Laun Central Location,Golf ClthWsh/Dryr/Frdg/St Pets Allowed w/Rest., Sutton Centre Realty	N LMS2074, DISTRICT LOT 37, GROU Y IN PROPORTION TO THE UNIT EN adry,Recreation Center Course Nearby,Private Setting,Private ve/DW	ITITLEMENT OF THE STRAT	A LOT AS SHOWN O		, AS APPROPRI
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Igmt. Company: omplex / Subdiv: ervices Connected: egal: menities: ite Influences: eatures: ylaw Restric: isting Broker(s):	Dwell Manage Electricity,Natural Gas STRATA LOT 25, PLA COMMON PROPERT Elevator,In Suite Laun Central Location,Golf ClthWsh/Dryr/Frdg/St Pets Allowed w/Rest., Sutton Centre Realty	N LMS2074, DISTRICT LOT 37, GROU Y IN PROPORTION TO THE UNIT EN adry,Recreation Center Course Nearby,Private Setting,Private ve/DW Rentals Allwd w/Restrctns Dimensions	ITITLEMENT OF THE STRAT Yard,Recreation Nearby,Sho Floor	TA LOT AS SHOWN O pping Nearby	N FORM 1 OR V,	, AS APPROPRI sions 7'3
gmt. Company: omplex / Subdiv: ervices Connected: egal: menities: ite Influences: eatures: ylaw Restric: isting Broker(s): oor ain ain	Dwell Manage Electricity,Natural Gas STRATA LOT 25, PLA COMMON PROPERT Elevator,In Suite Laun Central Location,Golf ClthWsh/Dryr/Frdg/St Pets Allowed w/Rest., Sutton Centre Realty Type Living Room Kitchen	N LMS2074, DISTRICT LOT 37, GROU Y IN PROPORTION TO THE UNIT EN adry,Recreation Center Course Nearby,Private Setting,Private ve/DW Rentals Allwd w/Restrctns Dimensions 13'7 x 12'8 13'1 x 5'10	ITITLEMENT OF THE STRAT Yard,Recreation Nearby,Sho Floor Main Main	A LOT AS SHOWN O pping Nearby Type Laundry Flex Room	N FORM 1 OR V, Dimens 11'5 x 7 6'7 x 4'(, AS APPROPRI sions 6
Igmt. Company: omplex / Subdiv: ervices Connected: egal: menities: ite Influences: eatures: ylaw Restric: isting Broker(s): oor ain ain	Dwell Manage Electricity,Natural Gas STRATA LOT 25, PLA COMMON PROPERT Elevator,In Suite Laun Central Location,Golf ClthWsh/Dryr/Frdg/St Pets Allowed w/Rest., Sutton Centre Realty Type Living Room Kitchen Dining Room	N LMS2074, DISTRICT LOT 37, GROU Y IN PROPORTION TO THE UNIT EN adry,Recreation Center Course Nearby,Private Setting,Private ve/DW Rentals Allwd w/Restrctns Dimensions 13'7 x 12'8 13'1 x 5'10 14'2 x 8'1	ITITLEMENT OF THE STRAT Yard,Recreation Nearby,Sho Floor Main	A LOT AS SHOWN O pping Nearby Type Laundry	N FORM 1 OR V, Dimens 11'5 x 7	, AS APPROPRI sions 6
lgmt. Company: complex / Subdiv: ervices Connected: egal: menities: ite Influences: eatures: ylaw Restric: isting Broker(s): loor lain lain	Dwell Manage Electricity,Natural Gas STRATA LOT 25, PLA COMMON PROPERT Elevator,In Suite Laun Central Location,Golf ClthWsh/Dryr/Frdg/St Pets Allowed w/Rest., Sutton Centre Realty Type Living Room Kitchen Dining Room Eating Area	N LMS2074, DISTRICT LOT 37, GROU Y IN PROPORTION TO THE UNIT EN adry,Recreation Center Course Nearby,Private Setting,Private ve/DW Rentals Allwd w/Restrctns Dimensions 13'7 x 12'8 13'1 x 5'10 14'2 x 8'1 14'2 x 8'1	ITITLEMENT OF THE STRAT Yard,Recreation Nearby,Sho Floor Main Main	A LOT AS SHOWN O pping Nearby Type Laundry Flex Room	N FORM 1 OR V, Dimens 11'5 x 7 6'7 x 4'(, AS APPROPRI sions 6
Igmt. Company: complex / Subdiv: ervices Connected: egal: menities: ite Influences: eatures: cylaw Restric: isting Broker(s): loor lain lain lain	Dwell Manage Electricity,Natural Gas STRATA LOT 25, PLA COMMON PROPERT Elevator,In Suite Laun Central Location,Golf ClthWsh/Dryr/Frdg/St Pets Allowed w/Rest., Sutton Centre Realty Type Living Room Kitchen Dining Room Eating Area Primary Bedroom	N LMS2074, DISTRICT LOT 37, GROU Y IN PROPORTION TO THE UNIT EN adry,Recreation Center Course Nearby,Private Setting,Private ve/DW Rentals Allwd w/Restrctns Dimensions 13'7 x 12'8 13'1 x 5'10 14'2 x 8'1 14'2 x 8'1 13'3 x 11'5	ITITLEMENT OF THE STRAT Yard,Recreation Nearby,Sho Floor Main Main	A LOT AS SHOWN O pping Nearby Type Laundry Flex Room	N FORM 1 OR V, Dimens 11'5 x 7 6'7 x 4'(, AS APPROPRI sions 6
Igmt. Company: omplex / Subdiv: ervices Connected: egal: menities: ite Influences: eatures: ylaw Restric: isting Broker(s): oor ain ain ain ain ain	Dwell Manage Electricity,Natural Gas STRATA LOT 25, PLA COMMON PROPERT Elevator,In Suite Laun Central Location,Golf ClthWsh/Dryr/Frdg/St Pets Allowed w/Rest., Sutton Centre Realty Type Living Room Kitchen Dining Room Eating Area Primary Bedroom Bedroom	N LMS2074, DISTRICT LOT 37, GROU Y IN PROPORTION TO THE UNIT EN adry,Recreation Center Course Nearby,Private Setting,Private ve/DW Rentals Allwd w/Restrctns Dimensions 13'7 × 12'8 13'1 × 5'10 14'2 × 8'1 14'2 × 8'1 14'2 × 8'1 13'3 × 11'5 13'3 × 9'5	ITITLEMENT OF THE STRAT Yard,Recreation Nearby,Sho Floor Main Main	A LOT AS SHOWN O pping Nearby Type Laundry Flex Room	N FORM 1 OR V, Dimens 11'5 x 7 6'7 x 4'(, AS APPROPRI sions 6
gmt. Company: omplex / Subdiv: ervices Connected: egal: menities: ite Influences: eatures: ylaw Restric: isting Broker(s): oor ain ain ain ain ain	Dwell Manage Electricity,Natural Gas STRATA LOT 25, PLA COMMON PROPERT Elevator,In Suite Laun Central Location,Golf ClthWsh/Dryr/Frdg/St Pets Allowed w/Rest., Sutton Centre Realty Type Living Room Kitchen Dining Room Eating Area Primary Bedroom	N LMS2074, DISTRICT LOT 37, GROU Y IN PROPORTION TO THE UNIT EN adry,Recreation Center Course Nearby,Private Setting,Private ve/DW Rentals Allwd w/Restrctns Dimensions 13'7 x 12'8 13'1 x 5'10 14'2 x 8'1 14'2 x 8'1 13'3 x 11'5	ITITLEMENT OF THE STRAT Yard,Recreation Nearby,Sho Floor Main Main	A LOT AS SHOWN O pping Nearby Type Laundry Flex Room	N FORM 1 OR V, Dimens 11'5 x 7 6'7 x 4'(, AS APPROPRI sions 6
gmt. Company: omplex / Subdiv: ervices Connected: egal: menities: ite Influences: eatures: ylaw Restric: sting Broker(s): oor ain ain ain ain ain	Dwell Manage Electricity,Natural Gas STRATA LOT 25, PLA COMMON PROPERT Elevator,In Suite Laun Central Location,Golf ClthWsh/Dryr/Frdg/St Pets Allowed w/Rest., Sutton Centre Realty Type Living Room Kitchen Dining Room Eating Area Primary Bedroom Bedroom	N LMS2074, DISTRICT LOT 37, GROU Y IN PROPORTION TO THE UNIT EN adry,Recreation Center Course Nearby,Private Setting,Private ve/DW Rentals Allwd w/Restrctns Dimensions 13'7 × 12'8 13'1 × 5'10 14'2 × 8'1 14'2 × 8'1 14'2 × 8'1 13'3 × 11'5 13'3 × 9'5	ITITLEMENT OF THE STRAT Yard,Recreation Nearby,Sho Floor Main Main	A LOT AS SHOWN O pping Nearby Type Laundry Flex Room	N FORM 1 OR V, Dimens 11'5 x 7 6'7 x 4'(, AS APPROPRI sions 6
gmt. Company: omplex / Subdiv: ervices Connected: egal: menities: ite Influences: eatures: ylaw Restric: sting Broker(s): oor ain ain ain ain ain ain ain ain ain ain	Dwell Manage Electricity,Natural Gas STRATA LOT 25, PLA COMMON PROPERT Elevator,In Suite Laun Central Location,Golf ClthWsh/Dryr/Frdg/St Pets Allowed w/Rest., Sutton Centre Realty Type Living Room Kitchen Dining Room Eating Area Primary Bedroom Bedroom Walk-In Closet	N LMS2074, DISTRICT LOT 37, GROU Y IN PROPORTION TO THE UNIT EN adry,Recreation Center Course Nearby,Private Setting,Private ve/DW Rentals Allwd w/Restrctns Dimensions 13'7 x 12'8 13'1 x 5'10 14'2 x 8'1 14'2 x 8'1 14'2 x 8'1 13'3 x 11'5 13'3 x 9'5 6'6 x 5'9	ITITLEMENT OF THE STRAT Yard,Recreation Nearby,Sho Floor Main Main Main	A LOT AS SHOWN O pping Nearby Type Laundry Flex Room Foyer	Dimens 11'5 x 7 6'7 x 4'4 4'9 x 4'	AS APPROPRI sions 7'3 6 1
gmt. Company: omplex / Subdiv: ervices Connected: egal: menities: ite Influences: eatures: ylaw Restric: isting Broker(s): oor ain ain ain ain ain ain ain ain ain ain	Dwell Manage Electricity,Natural Gas STRATA LOT 25, PLA COMMON PROPERT Elevator,In Suite Laun Central Location,Golf ClthWsh/Dryr/Frdg/St Pets Allowed w/Rest., Sutton Centre Realty Type Living Room Kitchen Dining Room Eating Area Primary Bedroom Bedroom Walk-In Closet 1,160 sqft	N LMS2074, DISTRICT LOT 37, GROU Y IN PROPORTION TO THE UNIT EN adry,Recreation Center Course Nearby,Private Setting,Private ve/DW Rentals Allwd w/Restrctns Dimensions 13'7 × 12'8 13'1 × 5'10 14'2 × 8'1 14'2 × 8'1 14'2 × 8'1 13'3 × 11'5 13'3 × 9'5 6'6 × 5'9 # Of Rooms:	ITITLEMENT OF THE STRAT Yard,Recreation Nearby,Sho Floor Main Main Main Main	TA LOT AS SHOWN O pping Nearby Type Laundry Flex Room Foyer Bathroom Floor	Dimens 11'5 x 7 6'7 x 4'9 4'9 x 4' # of Pieces	AS APPROPRI sions 7'3 6 1 Ensuite?
gmt. Company: omplex / Subdiv: ervices Connected: egal: menities: ite Influences: eatures: ylaw Restric: isting Broker(s): oor ain ain ain ain ain ain ain ain ain ain	Dwell Manage Electricity,Natural Gas STRATA LOT 25, PLA COMMON PROPERT Elevator,In Suite Laun Central Location,Golf CithWsh/Dryr/Frdg/St Pets Allowed w/Rest., Sutton Centre Realty Type Living Room Kitchen Dining Room Eating Area Primary Bedroom Bedroom Walk-In Closet 1,160 sqft 0 sqft	N LMS2074, DISTRICT LOT 37, GROU Y IN PROPORTION TO THE UNIT EN- dry,Recreation Center Course Nearby,Private Setting,Private ve/DW Rentals Allwd w/Restrctns Dimensions 13'7 × 12'8 13'1 × 5'10 14'2 × 8'1 14'2 × 8'1 14'2 × 8'1 13'3 × 11'5 13'3 × 9'5 6'6 × 5'9 # Of Rooms: # Of Kitchens:	ITITLEMENT OF THE STRAT Yard,Recreation Nearby,Sho Floor Main Main Main Main 10 1	TA LOT AS SHOWN O pping Nearby Type Laundry Flex Room Foyer Bathroom Floor Main	Dimens 11'5 x 7 6'7 x 4'9 4'9 x 4' # of Pieces 4	AS APPROPRI sions 7'3 6 1 Ensuite? No
Igmt. Company: omplex / Subdiv: ervices Connected: egal: menities: ite Influences: eatures: ylaw Restric: isting Broker(s): oor ain ain ain ain ain ain ain ain ain ain	Dwell Manage Electricity,Natural Gas STRATA LOT 25, PLA COMMON PROPERT Elevator,In Suite Laun Central Location,Golf ClthWsh/Dryr/Frdg/St Pets Allowed w/Rest., Sutton Centre Realty Type Living Room Kitchen Dining Room Eating Area Primary Bedroom Bedroom Walk-In Closet 1,160 sqft 0 sqft 0 sqft	N LMS2074, DISTRICT LOT 37, GROU Y IN PROPORTION TO THE UNIT EN- dry,Recreation Center Course Nearby,Private Setting,Private ve/DW Rentals Allwd w/Restrctns Dimensions 13'7 × 12'8 13'1 × 5'10 14'2 × 8'1 14'2 × 8'1 13'3 × 11'5 13'3 × 9'5 6'6 × 5'9 # Of Rooms: # Of Kitchens: # Of Levels:	ITITLEMENT OF THE STRAT Yard,Recreation Nearby,Sho Floor Main Main Main Main 10	TA LOT AS SHOWN O pping Nearby Type Laundry Flex Room Foyer Bathroom Floor Main	Dimens 11'5 x 7 6'7 x 4'9 4'9 x 4' # of Pieces 4	AS APPROPRI sions 7'3 6 1 Ensuite? No
Igmt. Company: complex / Subdiv: eervices Connected: egal: amenities: ite Influences: eatures: catures: cylaw Restric: isting Broker(s):	Dwell Manage Electricity,Natural Gas STRATA LOT 25, PLA COMMON PROPERT Elevator,In Suite Laun Central Location,Golf ClthWsh/Dryr/Frdg/St Pets Allowed w/Rest., Sutton Centre Realty Type Living Room Kitchen Dining Room Eating Area Primary Bedroom Bedroom Walk-In Closet 1,160 sqft 0 sqft 0 sqft 0 sqft	N LMS2074, DISTRICT LOT 37, GROU Y IN PROPORTION TO THE UNIT EN adry,Recreation Center Course Nearby,Private Setting,Private ve/DW Rentals Allwd w/Restrctns Dimensions 13'7 × 12'8 13'1 × 5'10 14'2 × 8'1 14'2 × 8'1 13'3 × 11'5 13'3 × 9'5 6'6 × 5'9 # Of Rooms: # Of Kitchens: # Of Levels: Crawl/Bsmt Height:	ITITLEMENT OF THE STRAT Yard,Recreation Nearby,Sho Floor Main Main Main 10 1 1 None	TA LOT AS SHOWN O pping Nearby Type Laundry Flex Room Foyer Bathroom Floor Main	Dimens 11'5 x 7 6'7 x 4'9 4'9 x 4' # of Pieces 4	AS APPROPRI sions 7'3 6 1 Ensuite? No

" Bayberry Lane " Very spacious 2 bedroom 2 bathroom suite, 1 parking stall # 115 and 1 storage locker 25, Pet friendly allowed 1 Dog (No size restriction) or 2 cats, Min 1 year lease to rent. strata plan shows 1115 sq feet and measured by professional measure company called Cotala and they measure 1160 Sq feet. This suite faces the lovely landscaped courtyard North west with good size balcony around 120 sq feet. Easy access to public transit and all shops and stores in Downtown Langley along Fraser Hwy and Willowbrook Mall.

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