

Depth/Size (ft):		Bedrooms:	1	Approx. Year Built:	1996
Frontage (ft):		Bathrooms:	1	Age:	28
Lot Area:		Full Baths:	1	Zoning:	CD
Flood Plain:	No	Half Baths:	0	Gross Taxes:	\$2,010.97
Rear Yard Exp:		Maint. Fee:	480.00	For Tax Year:	2024
View:	No			P.I.D.:	023-478-527

Style of Home:	Upper Unit	Parking:	Total: 1 - Covered: 1
Construction:	Frame - Wood	Covered Parking:	1
Exterior:	Stucco	Parking Access:	Rear
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:	Laminate,Tile	Fixtures Rmvd:	No

View:	No
Mgmt. Company:	
Complex / Subdiv:	STERLING PLACE
Services Connected:	Electricity,Natural Gas,Sanitary Sewer,Storm Sewer,Water
Legal:	STRATA LOT 16 SECTION 14 TOWNSHIP 1 NEW WESTMINSTER DISTRICTSTRATA PLAN LMS2471 TOGETHER WITH AN INTEREST IN THE COMMON PROPERTY IN PROPORTION TO THE UNIT ENTITLEMENT OF THE STRATA LOT AS SHOWN ON FORM 1
Amenities:	Club House,Elevator,In Suite Laundry,Storage,Wheelchair Access
Site Influences:	Central Location,Recreation 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	4'9 x 5'2			
Main	Laundry	5'6 x 6'4			
Main	Kitchen	7'6 x 10'4			
Main	Walk-In Closet	5'6 x 6'10			
Main	Bedroom	11'4 x 15'3			
Main	Dining Room	11'2 x 12'3			
Main	Living Room	15'3 x 17'8			

Finished Floor (Main):	850 sqft	# Of Rooms:	7	Bathroom Floor	# of Pieces	Ensuite?
Finished Floor (Above):	0 sqft	# Of Kitchens:	1	Main	3	Yes
Finished Floor (Below):	0 sqft	# Of Levels:	1			
Finished Floor (Bsmt):	0 sqft	Suite:	None			
Finished Floor (Total):	850 sqft	Crawl/Bsmt Height:				
Unfinished Floor:	0 sqft	Basement:	None			
Grand Total:	850 sqft	Beds In Bsmt:	0 / 1			
		# Of Pets:				

Welcome to STERLING PLACE - SOUTH SURREY. This HUGE 1 Bed 1 Bath UPDATED 850sqft unit offers a peaceful and tranquil living environment. Nestled in the quiet area of the building this unit boasts an open layout, ULTRA CLEAN spacious layout, with large kitchen, dining and living area. In suite laundry with full size machines. Covered balcony, excellent well maintained strata and close to all amenities that South Surrey has to offer. Call today for your private showing.