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|-------------------------|-------|--------------------|--------|----------------------------|-------------|
| Depth/Size (ft): | 0.0 | Bedrooms: | 3 | Approx. Year Built: | 2004 |
| Frontage (ft): | | Bathrooms: | 3 | Age: | 20 |
| Lot Area: | | Full Baths: | 2 | Zoning: | RES |
| Flood Plain: | No | Half Baths: | 1 | Gross Taxes: | \$2,773.66 |
| Rear Yard Exp: | North | Maint. Fee: | 289.04 | For Tax Year: | 2022 |
| View: | No | | | P.I.D.: | 025-925-580 |

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|-------------------------|----------------------------------|-------------------------|-----------------------|
| Style of Home: | 3 Storey | Parking: | Total: 2 - Covered: 1 |
| Construction: | Frame - Wood | Covered Parking: | 1 |
| Exterior: | Vinyl,Wood | Parking Access: | Front |
| Foundation: | | Parking: | Garage; Single |
| Rain Screen: | | Locker: | No |
| Renovations: | | Units in Dev: | |
| # of Fireplaces: | 1 - Fuel: Electric | Distance to: | |
| Water Supply: | City/Municipal | Title to Land: | Freehold Strata |
| Fuel/Heating: | Baseboard,Forced Air,Natural Gas | Property Disc: | Yes |
| Outdoor Area: | Fenced Yard | PAD Rental: | |
| Type of Roof: | Asphalt | Fixtures Leased: | |
| Floor Finish: | Laminate,Tile,Carpet | Fixtures Rmvd: | No |

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|----------------------------|--|
| View: | No |
| Mgmt. Company: | Tribe Management |
| Complex / Subdiv: | WHISPER RIDGE |
| Services Connected: | Electricity,Natural Gas,Storm Sewer,Water |
| Legal: | STRATA LOT 24, PLAN BCS790, SECTION 14, TOWNSHIP 39, NEW WESTMINSTER LAND DISTRICT, TOGETHER WITH AN INTEREST IN THE COMMON PROPERTY IN PROPORTION TO THE UNIT ENTITLEMENT OF THE STRATA LOT AS SHOWN ON FORM 1 OR V, AS APPROPRIATE |
| Amenities: | Club House,Exercise Centre,In Suite Laundry,Pool; Outdoor,Recreation Center |
| Site Influences: | Central Location,Golf Course Nearby,Recreation Nearby,Shopping Nearby |
| Features: | ClthWsh/Dryr/Frdg/Stve/DW |
| Bylaw Restrict: | Pets Allowed w/Rest.,Rentals Allowed |
| Listing Broker(s): | Evergreen West Realty |

| Floor | Type | Dimensions | Floor | Type | Dimensions |
|-------|-----------------|-------------|-------|---------|--------------|
| Main | Kitchen | 7'1 x 15'3 | Below | Den | 10'11 x 10'5 |
| Main | Eating Area | 7'11 x 8'8 | Below | Storage | 6'10 x 4'1 |
| Main | Dining Room | 11'6 x 9'1 | | | |
| Main | Living Room | 15'5 x 15'5 | | | |
| Above | Primary Bedroom | 11'6 x 12'3 | | | |
| Above | Bedroom | 9'3 x 11'8 | | | |
| Above | Bedroom | 8'10 x 11'5 | | | |

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|--------------------------------|------------|-----------------------------------|----------------------|-----------------------|--------------------|-----------------|
| Finished Floor (Main): | 660 sqft | # Of Rooms: | 9 | Bathroom Floor | # of Pieces | Ensuite? |
| Finished Floor (Above): | 687 sqft | # Of Kitchens: | 1 | Above | 4 | No |
| Finished Floor (Below): | 267 sqft | # Of Levels: | 3 | Abv Main 2 | 4 | Yes |
| Finished Floor (Bsmt): | 0 sqft | Crawl/Bsmt Height: | | Main | 2 | No |
| Finished Floor (Total): | 1,614 sqft | Basement: | Partly Finished | | | |
| Unfinished Floor: | 0 sqft | # or % of Rentals Allowed: | | | | |
| Grand Total: | 1,614 sqft | # Of Pets: | Cats: Yes, Dogs: Yes | | | |

Welcome to this exquisite 3-bedroom, 3-bath executive townhome, featuring a beautiful walkout backyard with low-maintenance artificial turf that stays green and vibrant all year round. Open concept main floor with 9 ft ceilings, spacious kitchen with breakfast bar, S/S appliances, gas stove, center island & eating area. Upstairs has 3 bdrms, bath & laundry; the primary w/4 piece ensuite & walk-in closet. Tandem garage currently has storage and a den. Cascades Club offers outdoor pool, hot tub, fitness & meeting rooms. Perfectly located just minutes from Sky Train, LaFarge Lake, and a variety of shopping and dining options. Ideal for professionals and families alike this townhome is ideal for those seeking a blend of comfort and easy living in a prime location.