104 1576 MERKLIN STREET WHITE ROCK

White Rock, V4B 5K2

	White Rock, V4B 5K2			\$488,00	
Depth/Size (ft):		Bedrooms:	1	Approx. Year Built:	1996
Frontage (ft):		Bathrooms:	1	Age:	28
ot Area:		Full Baths:	1	Zoning:	MF
Flood Plain:	No	Half Baths:	0	Gross Taxes:	\$2,047.32
Rear Yard Exp:		Maint. Fee:	289.71	For Tax Year:	2024
View:	No			P.I.D.:	018-994-288
Style of Home:	1 Storey		Parking:	Total: 1 - Covered: 1	
Construction:	Frame - Wood		Covered Parking:	1	
Exterior:	Mixed,Stucco,Vinyl		Parking Access:	Front	
Foundation:			Parking:	Garage; Underground	i
Rain Screen:			Locker:	Yes	
Renovations:			Units in Dev:		
# of Fireplaces:	1 - Fuel: Gas - Natu	ral	Distance to:		
Nater Supply:	City/Municipal		Title to Land:	Freehold Strata	
Fuel/Heating:	Baseboard,Electric,I	Natural Gas	Property Disc:	Yes	
Outdoor Area:	Balcony(s)		PAD Rental:		
Type of Roof:	Asphalt		Fixtures Leased:	No	
Floor Finish:	Laminate,Other		Fixtures Rmvd:	No	
Mgmt. Company: Complex / Subdiv: Services Connected:	STRATA LOT 62, PL	as,Sanitary Sewer,Storm Sewer,W AN LMS1149, SECTION 11, TOW	NSHIP 1, NEW WESTMINSTER L		
Mgmt. Company: Complex / Subdiv: Services Connected: Legal: Amenities: Site Influences: Features: Bylaw Restric:	Fraser Campbell - 6 The Embassy Electricity,Natural G STRATA LOT 62, PL THECOMMON PRO Elevator,Exercise C Central Location,Re ClthWsh/Dryr/Frdg/ Pets Allowed w/Res	as,Sanitary Sewer,Storm Sewer,W AN LMS1149, SECTION 11, TOW PERTY IN PROPORTION TO TH entre,Guest Suite,In Suite Laundry creation Nearby,Shopping Nearby Stve/DW,Drapes/Window Covering t.,Rentals Allowed	NSHIP 1, NEW WESTMINSTER L E UNIT ENTITLEMENT OF THE S Recreation Center,Storage		
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Mgmt. Company: Complex / Subdiv: Services Connected: Legal: Amenities: Site Influences: Features: Bylaw Restric: Listing Broker(s): Floor Main Main Main Main Main Finished Floor (Main): Finished Floor (Above): Finished Floor (Below):	Fraser Campbell - 6 The Embassy Electricity,Natural G STRATA LOT 62, PL THECOMMON PRO Elevator,Exercise Cr Central Location,Re ClthWsh/Dryr/Frdg/ Pets Allowed w/Res Macdonald Realty (Type Living Room Dining Room Bedroom Kitchen Foyer 738 sqft 0 sqft	as,Sanitary Sewer,Storm Sewer,W LAN LMS1149, SECTION 11, TOW OPERTY IN PROPORTION TO TH entre,Guest Suite,In Suite Laundry creation Nearby,Shopping Nearby Stve/DW,Drapes/Window Covering t.,Rentals Allowed Surrey/152) Dimensions 13'8 × 11'5 12'0 × 10'10 14'7 × 11'1 9'11 × 8'6 4'3 × 4'1 # Of Rooms: # Of Kitchens:	NSHIP 1, NEW WESTMINSTER L E UNIT ENTITLEMENT OF THE S Recreation Center,Storage gs,Microwave	TRATA LOT AS SHOWN (Type Bathroom Floor #	DIMENSIONS
Mgmt. Company: Complex / Subdiv: Services Connected: Legal: Amenities: Site Influences: Features: Bylaw Restric: Listing Broker(s): Floor Main Main Main Main Main Finished Floor (Main): Finished Floor (Above): Finished Floor (Below): Finished Floor (Bsmt):	Fraser Campbell - 6 The Embassy Electricity,Natural G STRATA LOT 62, PL THECOMMON PRO Elevator,Exercise C Central Location,Re ClthWsh/Dryr/Frdg/3 Pets Allowed w/Res Macdonald Realty (3 Type Living Room Dining Room Bedroom Kitchen Foyer 738 sqft 0 sqft 0 sqft	as,Sanitary Sewer,Storm Sewer,W AN LMS1149, SECTION 11, TOW OPERTY IN PROPORTION TO TH entre,Guest Suite,In Suite Laundry creation Nearby,Shopping Nearby Stve/DW,Drapes/Window Covering t.,Rentals Allowed Surrey/152) Dimensions 13'8 × 11'5 12'0 × 10'10 14'7 × 11'1 9'11 × 8'6 4'3 × 4'1 # Of Rooms: # Of Kitchens: # Of Levels:	NSHIP 1, NEW WESTMINSTER L E UNIT ENTITLEMENT OF THE S Recreation Center,Storage gs,Microwave	TRATA LOT AS SHOWN (Type Bathroom Floor #	DIMENSIONS
View: Mgmt. Company: Complex / Subdiv: Services Connected: Legal: Amenities: Site Influences: Features: Bylaw Restric: Listing Broker(s): Floor Main Main Main Main Main Main Main Main Main Main Finished Floor (Main): Finished Floor (Above): Finished Floor (Below): Finished Floor (Below): Finished Floor (Total): Unfinished Floor:	Fraser Campbell - 6 The Embassy Electricity,Natural G STRATA LOT 62, PL THECOMMON PRO Elevator,Exercise Co Central Location,Re ClthWsh/Dryr/Frdg/ Pets Allowed w/Res Macdonald Realty (Type Living Room Dining Room Bedroom Kitchen Foyer 738 sqft 0 sqft 0 sqft 0 sqft 0 sqft	as,Sanitary Sewer,Storm Sewer,W AN LMS1149, SECTION 11, TOW OPERTY IN PROPORTION TO TH entre,Guest Suite,In Suite Laundry creation Nearby,Shopping Nearby Stve/DW,Drapes/Window Covering tt.,Rentals Allowed Surrey/152) Dimensions 13'8 x 11'5 12'0 x 10'10 14'7 x 11'1 9'11 x 8'6 4'3 x 4'1 # Of Rooms: # Of Rooms: # Of Kitchens: # Of Levels: Crawl/Bsmt Height:	NSHIP 1, NEW WESTMINSTER L E UNIT ENTITLEMENT OF THE S Recreation Center,Storage gs,Microwave Floor 5 1 1 1 None	TRATA LOT AS SHOWN (Type Bathroom Floor #	DIMENSIONS

Move right in! This is the best price AND location in White Rock - just steps to shopping and public transportation. This bright and sunny one bedroom home features all new laminate flooring and baseboards, as well as a new washer and dryer. Very open floor plan - white and bright kitchen with modern backsplash - lots of storage space as well, including separate laundry area with loads of room for more! Stay cozy in the winter with your gas fireplace - enjoy you sunny south facing balcony! LARGE bedroom with 2 closets - 1 storage locker and 1 parking - This complex has 2 guest suites, a gym, and a beautiful courtyard - and an amenities room with a full kitchen. Very well run complex - don't miss this one!

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