

R2419983
House/Single Family

6144 194 STREET
Surrey
Cloverdale BC
V3S 7L3

Residential Detached
\$779,900 (LP)



Depth/Size (ft.): Frontage (ft.): **65.49** Approx. Yr Built: **1983**
 Lot Area (sq.ft.): **4,001.00** Bedrooms: **3** Age: **36**
 Flood Plain: **No** Bathrooms: **2** Zoning: **RS-1**
 Rear Yard Exp: **East** Full Baths: **1** Gross Taxes: **\$2,857.52**
 Half Baths: **1** For Tax Year: **2019**
 P.I.D.: **003-362-744**
 View: **Yes: Greenspace**
 Complex / Subdiv:
 Services Connected: **Community,Electricity**

Style of Home: **2 Storey**
 Construction: **Frame - Wood**
 Exterior: **Stone,Wood**
 Foundation: **Concrete Perimeter**
 Rain Screen:
 Renovations: **Partly**
 # of Fireplaces: **1**
 Fireplace Fuel: **Wood**
 Water Supply: **City/Municipal**
 Fuel/Heating: **Baseboard,Electric**
 Outdoor Area: **Fenced Yard,Patio(s)**
 Type of Roof: **Asphalt**

Total Parking: **3** Covered Parking: **1** Parking Access:
 Parking: **Garage; Single**
 Dist. to Transit: Dist to School Bus:
 Title to Land: **Freehold NonStrata**
 Property Disc.: **Yes**
 PAD Rental:
 Fixtures Leased: **No**
 Fixtures Rmvd: **No**
 Floor Finish:

Legal: **PL 63577 LT 346 LD 36 SEC 10 TWP 8 NEW WESTMINSTER LAND DISTRICT**

Amenities:

Site Influences: **Central Location,Greenbelt,Private Yard,Recreation Nearby,Shopping Nearby**

Features: **Clothes Washer/Dryer,Dishwasher,Refrigerator,Stove**

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Living Room	15'3 x 13'6			x			x
Main	Family Room	18'1 x 11'5			x			x
Main	Dining Room	11'9 x 9'			x			x
Main	Kitchen	8' x 11'5			x			x
Main	Eating Area	11'5 x 8'10			x			x
Main	Foyer	9'3 x 5'6			x			x
Above	Master Bedroom	14'4 x 12'10			x			x
Above	Bedroom	14'10 x 8'			x			x
Above	Bedroom	10'7 x 9'7			x			
Above	Walk-In Closet	5'2 x 5'			x			

Finished Floor (Main):	1,005	# of Rooms:	10	Bath	Floor	# of Pieces	Ensuite?
Finished Floor (Above):	618	# of Kitchens:	1	1	Main	2	No
Finished Floor (Below):	0	# of Levels:	2	2	Above	4	No
Finished Floor (Basement):	0	Suite:	None	3			
Finished Floor (Total):	1,623 sq. ft.	Crawl/Bsmt. Height:		4			
Unfinished Floor:	0	Beds in Bsmt.:	0 Beds not in Bsmt.: 3	5			
Grand Total:	1,623 sq. ft.	Basement:	None	6			
				7			
				8			

Listing Broker(s): **Homelife Benchmark Realty (Langley) Corp., Homelife Benchmark Realty (Langley) Corp.**

Nothing to do but move in! Welcome to this updated 1,625 square ft 3 bdrm 2 bth family home. Main floor features an open plan with living room, freshly painted, new blinds, wood burning fire place and vaulted ceilings. Enjoy your updated kitchen that opens to a spacious dining room and family room with direct access to your private fenced backyard with gate backing onto a greenbelt. Upstairs features 3 large bedrooms + full bathroom and beautiful bamboo floor throughout. Newer roof, with 2 skylights & gutters. Complete with new fence, 16' x 8' covered patio & newer awning. Great neighbors and location. Walking distance to schools, transit and shopping.OPEN HOUSE SATURDAY AND SUNDAY 2-4