

**R2489846**  
House/Single Family

**6368 135 STREET**  
Surrey  
Panorama Ridge  
V3X 1J7

Residential Detached



Depth/Size (ft.): Frontage (ft.): **35.69** Approx. Yr Built: **2006**  
 Lot Area (sq.ft.): **4,986.00** Bedrooms: **3** Age: **14**  
 Flood Plain: Bathrooms: **4** Zoning: **CD**  
 Rear Yard Exp: **North** Full Baths: **3** Gross Taxes: **\$3,800.00**  
 Half Baths: **1** For Tax Year: **2020**  
 P.I.D.: **026-134-993**

View:  
Complex / Subdiv:  
Services Connected: **Electricity, Sanitary Sewer, Storm Sewer, Water**

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

Total Parking: **3** Covered Parking: **1** Parking Access: **Rear**  
 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: **Mixed**

Legal: **LOT 6, PLAN BCP14947, SECTION 8, TOWNSHIP 2, NEW WESTMINSTER LAND DISTRICT**

Amenities: **In Suite Laundry**

Site Influences:

Features: **ClthWsh/Dryr/Frdg/Stve/DW**

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Living Room	14'6 x 12'	Above	Bedroom	10' x 9'6			x
Main	Dining Room	14' x 10'6			x			x
Main	Kitchen	15' x 14'			x			x
Main	Family Room	14' x 12'			x			x
Main	Den	9' x 8'6			x			x
Main	Laundry	7' x 6'			x			x
Main	Recreation Room	17' x 10'			x			x
Above	Master Bedroom	13'6 x 11'6			x			x
Above	Walk-In Closet	6' x 5'			x			
Above	Bedroom	12' x 11'6			x			

Finished Floor (Main):	<b>1,300</b>	# of Rooms:	<b>11</b>	Bath	Floor	# of Pieces	Ensuite?
Finished Floor (Above):	<b>700</b>	# of Kitchens:	<b>1</b>	1	Main	4	No
Finished Floor (Below):	<b>0</b>	# of Levels:	<b>2</b>	2	Above	4	Yes
Finished Floor (Basement):	<b>0</b>	Suite:	<b>None</b>	3	Above	4	No
Finished Floor (Total):	<b>2,000 sq. ft.</b>	Crawl/Bsmt. Height:		4	Main	2	No
Unfinished Floor:	<b>0</b>	Beds in Bsmt.:	<b>0</b> Beds not in Bsmt.: <b>3</b>	5			No
Grand Total:	<b>2,000 sq. ft.</b>	Basement:	<b>None</b>	6			No
				7			No
				8			No

Listing Broker(s): **Century 21 Coastal Realty Ltd., Century 21 Coastal Realty Ltd.**

**Owners Pride!! This 3 bedroom + dec, 3.5 bath home is located in a cul de sac with back lane. House has detached single garage and additional parking available. Main Floor has Living room, Dining room, immaculate kitchen, family room, rec room, den, powder room and a full washroom. The rec room is roughed in for a rental suite. Upstairs has 3 bedrooms, 2 baths, 6 by 5 walk-in closet and 7 By 7 covered sundeck off the master bedroom. The backyard is fully fenced for privacy. Easy to show.**