

R2540967
House/Single Family

884 165 STREET
Surrey
King George Corridor
V4A 9B9

Residential Detached
\$1,400,000 (LP)



Depth/Size (ft.): Frontage (ft.): **33.00** Approx. Yr Built: **1988**
 Lot Area (sq.ft.): **8,332.00** Bedrooms: **3** Age: **33**
 Flood Plain: Bathrooms: **3** Zoning: **SFR**
 Rear Yard Exp: Full Baths: **2** Gross Taxes: **\$4,160.76**
 Half Baths: **1** For Tax Year: **2020**
 P.I.D.: **008-097-674**
 View: **No**
 Complex / Subdiv:
 Services Connected: **Electricity,Natural Gas,Sanitary Sewer,Storm Sewer,Water**

Style of Home: 2 Storey	Total Parking: 2 Covered Parking: 2 Parking Access: Front
Construction: Frame - Wood	Parking: Garage; Double,Open
Exterior: Fibre Cement Board	Dist. to Transit: Dist to School Bus:
Foundation: Concrete Perimeter	Title to Land: Freehold NonStrata
Rain Screen:	Property Disc.: Yes
Renovations:	PAD Rental:
# of Fireplaces: 2	Fixtures Leased: No
Fireplace Fuel: Natural Gas	Fixtures Rmvd: No
Water Supply: City/Municipal	Floor Finish: Hardwood,Tile
Fuel/Heating: Forced Air,Natural Gas,Radiant	
Outdoor Area: Fenced Yard,Sundeck(s)	
Type of Roof: Asphalt	

Legal: **LOT 29 SEC 12 TOWNSHIP 1 NEW WESTMINSTER DISTRICT PLAN 75076**
 Amenities:
 Site Influences: **Central Location,Cul-de-Sac,Shopping Nearby**
 Features: **ClthWsh/Dryr/Frdg/Stv e/DW,Drapes/Window Coverings,Fireplace Insert,Garage Door Opener,Microwav e,Security System,Sprinkler - Inground,Windows - Thermo**

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Foyer	8'11 x 8'7			x			x
Main	Living Room	13'4 x 16'8			x			x
Main	Dining Room	10'7 x 9'10			x			x
Main	Kitchen	11'5 x 7'3			x			x
Main	Eating Area	8'7 x 8'1			x			x
Main	Family Room	17'3 x 11'4			x			x
Main	Laundry	13'7 x 9'7			x			x
Above	Master Bedroom	10'11 x 13'11			x			x
Above	Bedroom	9'7 x 9'11			x			
Above	Bedroom	12' x 15'1			x			

Finished Floor (Main): 1,024	# of Rooms: 10	Bath	Floor	# of Pieces	Ensuite?
Finished Floor (Above): 872	# of Kitchens: 1	1	Main	2	No
Finished Floor (Below): 0	# of Levels: 2	2	Above	5	Yes
Finished Floor (Basement): 0	Suite: None	3	Above	4	No
Finished Floor (Total): 1,896 sq. ft.	Crawl/Bsmt. Height:	4			No
Unfinished Floor: 0	Beds in Bsmt.: 0 Beds not in Bsmt.: 3	5			No
Grand Total: 1,896 sq. ft.	Basement: None	6			No
		7			No
		8			No

Listing Broker(s): **eXp Realty (Branch)**

Wow! This home and property are so meticulously cared for, maintained, and updated it's scary. Quality millwork throughout. Granite countertops, stainless steel appliances, and a kitchen island open to the family room and deck for easy enjoyment with friends and family. Extensive interior renovations, completed by professionals with high-quality materials, look like they were done yesterday. A luxurious 5 piece master ensuite with heated floors and the list goes on... Floors, Crown Molding, Baseboards, Blinds, Light Fixtures, Toilets, Tubs, Shower, Sinks, Cabinets, Counters, Painting, Furnace, HW tank. An equally impressive exterior, Hardie board siding, Windows, Doors, Soffits, Gutters, Painting, Fencing, Landscaping, Sprinkler system, Aggregate Driveway/sidewalks, Composite deck, & more.

The enclosed information, while deemed to be correct, is not guaranteed. Information and measurements should not be relied upon without independent verification. PREC* indicates 'Personal Real Estate Corporation'.

