

R2603905
Apartment/Condo

218 45769 STEVENSON ROAD
Chilliwack
Sardis East Vedder Rd
V2R 5Z2

Residential Attached
\$409,900 (LP)



Depth/Size (ft.):
Lot Area
Flood Plain: **No**
Rear Yard
Exp:
View:
Complex / Subdiv: **Park Place 1**
Services Connected: **Electricity, Sanitary Sewer, Water**

Frontage (ft.):
Bedrooms: **2**
Bathrooms: **2**
Full Baths: **2**
Half Baths: **0**
Maint. Fee: **\$272.15**

Approx. Yr Built: **2005**
Age: **16**
Zoning: **CD-6**
Gross Taxes: **\$1,747.97**
For Tax Year: **2020**
P.I.D.: **026-353-750**

Yes: Mountains

Style of Home: **1 Storey, Inside Unit**
Construction: **Frame - Wood**
Exterior: **Mixed**
Foundation:
Rain Screen:
Renovations:
of Fireplaces: **1**
Fireplace Fuel: **Electric**
Water Supply: **City/Municipal**
Fuel/Heating: **Baseboard, Electric**
Outdoor Area: **Balcony(s)**
Type of Roof: **Asphalt**

Total Parking: **1** Covered Parking: **1** Parking Access:
Parking: **Garage; Underground, Visitor Parking**
Dist. to Transit: Dist to School Bus:
Title to Land: **Freehold Strata**
Property Disc.: **Yes**
PAD Rental:
Fixtures Leased: **No**
Fixtures Rmvd: **No**
Floor Finish: **Mixed, Tile, Carpet**

Maint Fee Inc: **Garbage Pickup, Gardening, Gas, Management, Sewer, Snow removal, Water**
Legal: **STRATA LOT 38, PLAN BCS1405, DISTRICT LOT 267, GROUP 2, NEW WESTMINSTER LAND DIS**
Amenities: **Bike Room, Elevator, In Suite Laundry**
Site Influences: **Central Location, Golf Course Nearby, Recreation Nearby, Shopping Nearby**
Features: **ClthWsh/Dryr/Frdg/Stve/DW, Garage Door Opener**

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Master Bedroom	13' x 11'			x			x
Main	Living Room	16' x 12'			x			x
Main	Bedroom	10' x 11'			x			x
Main	Kitchen	9' x 8'			x			x
Main	Dining Room	10' x 6'			x			x
Main	Laundry	6' x 7'			x			x
		x			x			x
		x			x			x
		x			x			x
		x			x			x

Finished Floor (Main):	948	# of Rooms:	6	Bath	Floor	# of Pieces	Ensuite?
Finished Floor (Above):	0	# of Kitchens:	1	1	Main	4	No
Finished Floor (Below):	0	# of Levels:	1	2	Main	3	Yes
Finished Floor (Basement):	0	Suite:	None	3			No
Finished Floor (Total):	948 sq. ft.	Crawl/Bsmt. Height:		4			No
Unfinished Floor:	0	Beds in Bsmt.:	0	5			No
Grand Total:	948 sq. ft.	Basement:	None	6			No
		Beds not in Bsmt.:	2	7			No
				8			No

Listing Broker(s): **Century 21 Creekside Realty**

This wonderful 2 bedroom 2 bathroom condo has everything you need. Walk into your open concept kitchen/living room. Convenient in-suite laundry room. Looking to downsize? Enjoy the benefits of living in an adult(19+) only building. Secure underground parking and being a second floor unit with spacious patio has you feeling safe at home in one of the best neighborhoods in town. Original owner has lived in and maintained this well kept property since day one. Kinkora Golf Course is located just around the corner. A short walk to Sardis Park and Vedder Pointe Shopping Centre. Don't miss this one - Call TODAY!

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'.