

Depth/Size (ft):		Bedrooms:	1	Approx. Year Built:	2015
Frontage (ft):		Bathrooms:	2	Age:	9
Lot Area:		Full Baths:	1	Zoning:	N25
Flood Plain:		Half Baths:	1	Gross Taxes:	\$1,993.01
Rear Yard Exp:	South	Maint. Fee:	344.21	For Tax Year:	2023
View:	Yes			P.I.D.:	029-803-314

Style of Home:	Penthouse,Upper Unit	Parking:	Total: 1 - Covered: 1
Construction:	Concrete,Frame - Wood	Covered Parking:	1
Exterior:	Brick,Fibre Cement Board,Mixed	Parking Access:	
Foundation:		Parking:	Garage; Underground
Rain Screen:		Locker:	Yes
Renovations:	Partly	Units in Dev:	67 - Total Units in Strata: 134
# of Fireplaces:	1 - Fuel: Electric	Distance to:	
Water Supply:	City/Municipal	Title to Land:	Freehold Strata
Fuel/Heating:	Baseboard,Electric	Property Disc:	Yes
Outdoor Area:	Patio(s) & Deck(s),Rooftop Deck	PAD Rental:	
Type of Roof:	Asphalt,Torch-On	Fixtures Leased:	No
Floor Finish:	Laminate,Mixed,Carpet	Fixtures Rmvd:	No

View:	Yes : MOUNTAINS
Mgmt. Company:	Quay Pacific
Complex / Subdiv:	HUDSON'S LOFT
Services Connected:	Electricity,Sanitary Sewer,Water
Legal:	STRATA LOT 130, PLAN EPS3058, SECTION 21, TOWNSHIP 16, NEW WESTMINSTER LAND DISTRICT, TOGETHER WITH AN INTEREST IN THE COMMON PROPERTY IN PROPORTION TO THE UNIT ENTITLEMENT OF THE STRATA LOT AS SHOWN ON FORM V
Amenities:	Bike Room,Elevator,In Suite Laundry,Storage,Wheelchair Access
Site Influences:	Shopping Nearby
Features:	ClthWsh/Dryr/Frdg/Stve/DW
Bylaw Restrict:	Pets Allowed w/Rest.,Rentals Allowed
Listing Broker(s):	Century 21 Creekside Realty Ltd.

Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Living Room	17' x 8'4			
Main	Kitchen	12'8 x 9'8			
Main	Den	6'6 x 5'3			
Above	Primary Bedroom	9'9 x 9'7			
Above	Laundry	6'7 x 4'8			

Finished Floor (Main):	439 sqft	# Of Rooms:	5	Bathroom Floor	# of Pieces	Ensuite?
Finished Floor (Above):	267 sqft	# Of Kitchens:	1	Main	2	No
Finished Floor (Below):	0 sqft	# Of Levels:	2	Above	4	Yes
Finished Floor (Bsmt):	0 sqft	Crawl/Bsmt Height:				
Finished Floor (Total):	706 sqft	Basement:	None			
Unfinished Floor:	0 sqft	# or % of Rentals Allowed:	100			
Grand Total:	706 sqft	# Of Pets:	2 - Cats: Yes, Dogs: Yes			

A jewel in the coveted Hudson's Loft within Central Park Village. This 2-level Penthouse Loft features 1 bedroom, a flexible den, and 2 baths. Its open design shines with quartz countertops, NEW stainless appliances, an upgraded large-scale laundry, and expansive windows flooding the space with light. Enjoy two South-facing balconies or your own rooftop deck for stunning mountain views. Comes with secure underground parking and a storage unit, marrying luxury with utility. Located among village boutiques & eateries like Trading Post and AfterThoughts, this loft epitomizes contemporary comfort. An opportunity to acquire or invest in a lifestyle marked by elegance and ease. Call today to set up your appointment to view.