

Depth/Size (ft):	Bedrooms:	2	Approx. Year Built:	1992
Frontage (ft):	Bathrooms:	2	Age:	32
Lot Area:	Full Baths:	2	Zoning:	RM-3
Flood Plain:	Half Baths:	0	Gross Taxes:	\$2,956.01
Rear Yard Exp:	Maint. Fee:	647.89	For Tax Year:	2023
View:			P.I.D.:	017-692-385

Style of Home:	1 Storey,Ground Level Unit	Parking:	Total: 2 - Covered: 2
Construction:	Frame - Wood	Covered Parking:	2
Exterior:	Mixed,Stucco	Parking Access:	
Foundation:		Parking:	Garage; Underground
Rain Screen:		Locker:	Yes
Renovations:		Units in Dev:	
# of Fireplaces:	1 - Fuel: Gas - Natural	Distance to:	
Water Supply:	City/Municipal	Title to Land:	Freehold Strata
Fuel/Heating:	Baseboard,Electric	Property Disc:	Yes
Outdoor Area:	Patio(s)	PAD Rental:	
Type of Roof:	Asphalt	Fixtures Leased:	No
Floor Finish:		Fixtures Rmvd:	No

View:

Mgmt. Company: Campbell Strata Management - 778-574-3454

Complex / Subdiv:

Services Connected: Community,Electricity,Natural Gas,Sanitary Sewer,Storm Sewer,Water

Legal: STRATA LOT 2 SECTION 15 TOWNSHIP 8 NEW WESTMINSTER DISTRICTSTRATA PLAN LMS273 TOGETHER WITH AN INTEREST IN THE COMMON PROPERTY INPROPORTION TO THE UNIT ENTITLEMENT OF THE STRATA LOT AS SHOWN ON FORM 1

Amenities: In Suite Laundry,Storage,Workshop Attached

Site Influences: Central Location,Recreation Nearby,Shopping Nearby

Features: ClthWsh/Dryr/Frdg/Stve/DW

Bylaw Restrict: Pets Not Allowed,Rentals Allowed

Listing Broker(s): RE/MAX 2000 Realty

Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Foyer	4'1 x 10'3	Main	Storage	6'8 x 6'6
Main	Laundry	5'2 x 6'4			
Main	Bedroom	13'2 x 9'4			
Main	Kitchen	16'0 x 10'11			
Main	Living Room	19'9 x 14'5			
Main	Dining Room	13'9 x 10'1			
Main	Primary Bedroom	13'2 x 12'3			

Finished Floor (Main):	1,438 sqft	# Of Rooms:	8	Bathroom Floor	# of Pieces	Ensuite?
Finished Floor (Above):	0 sqft	# Of Kitchens:	1	Main	4	Yes
Finished Floor (Below):	0 sqft	# Of Levels:	1	Main	3	No
Finished Floor (Bsmt):	0 sqft	Crawl/Bsmt Height:				
Finished Floor (Total):	1,438 sqft	Basement:	None			
Unfinished Floor:	0 sqft	# or % of Rentals Allowed:	100			
Grand Total:	1,438 sqft	# Of Pets:	Cats: No, Dogs: No			

Welcome to The Kingsway! First floor corner home 1368 sqft. spacious and bright layout 2 bedroom and den 2 bathrooms and 2 private decks looking onto green space. Living room with bay window and gas fireplace with large dining room . Bright kitchen with bay window and eating area with double doors leading to patio. 2 storage units 1 outside door and 2 well located parking stalls. All this and more walking distance to Mall and future skytrain station.