

Depth/Size (ft):	113.1	Bedrooms:	3	Approx. Year Built:	1981
Frontage (ft):	40.00	Bathrooms:	3	Age:	43
Lot Area: (sq.ft.)	4,524.00	Full Baths:	2	Zoning:	RS1
Flood Plain:	No	Half Baths:	1	Gross Taxes:	\$5,438.81
Rear Yard Exp:	Southwest			For Tax Year:	2023
View:				P.I.D.:	001-104-063

Style of Home:	2 Storey	Parking:	Total: 4 - Covered: 1
Construction:	Frame - Wood	Covered Parking:	1
Exterior:	Wood	Parking Access:	Front
Foundation:		Parking:	Carport; Single
Rain Screen:		Locker:	
Renovations:	Partly	Units in Dev:	
# of Fireplaces:	1 - Fuel: Electric	Distance to:	
Water Supply:	City/Municipal	Title to Land:	Freehold NonStrata
Fuel/Heating:	Baseboard,Hot Water,Natural Gas	Property Disc:	Yes
Outdoor Area:	Fenced Yard,Patio(s) & Deck(s)	PAD Rental:	
Type of Roof:	Asphalt	Fixtures Leased:	No
Floor Finish:		Fixtures Rmvd:	Yes

View:

Mgmt. Company:

Complex / Subdiv: CENTRAL MEADOWS

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

Legal: LOT 307, BLOCK 5N, PLAN NWP56445, SECTION 1, RANGE 1E, NEW WESTMINSTER LAND DISTRICT

Amenities: Garden,In Suite Laundry,Storage,Workshop Detached

Site Influences: Central Location,Golf Course Nearby,Private Setting,Private Yard,Recreation Nearby,Shopping Nearby

Features: ClthWsh/Dryr/Frdg/Stve/DW,Pantry

Bylaw Restrict:

Listing Broker(s): RE/MAX All Points Realty

Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Foyer	5'10 x 5'3	Above	Primary Bedroom	11'9 x 13'1
Main	Living Room	15'3 x 17'0	Above	Walk-In Closet	11'1 x 4'4
Main	Dining Room	9'11 x 8'0	Above	Bedroom	12'0 x 9'10
Main	Kitchen	11'11 x 9'9	Above	Bedroom	13'8 x 12'5
Main	Laundry	8'5 x 8'6			
Main	Family Room	9'1 x 10'2			
Main	Storage	11'55 x 5'7			

Finished Floor (Main):	881 sqft	# Of Rooms:	11	Bathroom Floor	# of Pieces	Ensuite?
Finished Floor (Above):	851 sqft	# Of Kitchens:	1	Main	2	No
Finished Floor (Below):	0 sqft	# Of Levels:	2	Above	5	No
Finished Floor (Bsmt):	0 sqft	Suite:	None	Above	4	Yes
Finished Floor (Total):	1,732 sqft	Crawl/Bsmt Height:				
Unfinished Floor:	0 sqft	Basement:	None			
Grand Total:	1,732 sqft	Beds In Bsmt:	0 / 3			
		# Of Pets:				

The Pitt Meadows home you've been waiting for on a welcoming & neighborly street. Updated inside & out. 3 generously spacious bdrms, 2.5 baths. Every room in the quaint home has been tastefully & professionally modernized w/ a cozy Westcoast feel. Entertain your guests at the expansive kitchen island surrounded by an inviting mix of warm neutral shades, bold charcoal appliances & shimmering white cabinetry + countertops. The primary bdrm offers a grand WI closet & luxurious ensuite. Fenced, private yard & 13X9 workshop/garden shed. Hot water/natural gas heating, vinyl windows, newer roof (2019). Once you're home forget the car! Walk to parks, shopping, WC Express & bus, schools.