

Depth/Size (ft):	Bedrooms:	3	Approx. Year Built:	1981
Frontage (ft):	Bathrooms:	4	Age:	43
Lot Area:	Full Baths:	2	Zoning:	RM1
Flood Plain:	Half Baths:	2	Gross Taxes:	\$3,957.13
Rear Yard Exp:	Maint. Fee:	500.00	For Tax Year:	2023
View:	Yes		P.I.D.:	001-821-377

Style of Home:	3 Storey	Parking:	Total: 2 - Covered: 2
Construction:	Frame - Wood	Covered Parking:	2
Exterior:	Wood	Parking Access:	Front
Foundation:		Parking:	Carport; Multiple
Rain Screen:		Locker:	
Renovations:		Units in Dev:	9
# of Fireplaces:	1 - Fuel: Gas - Natural	Distance to:	
Water Supply:	City/Municipal	Title to Land:	Freehold Strata
Fuel/Heating:	Baseboard	Property Disc:	Yes
Outdoor Area:	Balcony(s),Fenced Yard	PAD Rental:	
Type of Roof:	Metal,Tar & Gravel,Torch-On	Fixtures Leased:	No
Floor Finish:	Vinyl/Linoleum,Carpet	Fixtures Rmvd:	No

View:	Yes : panoramic Ocean view
Mgmt. Company:	selfmanaged
Complex / Subdiv:	WHITE ROCK
Services Connected:	Electricity,Natural Gas,Sanitary Sewer,Water
Legal:	STRATA LOT 6 SECTION 10 TOWNSHIP 1 NEW WESTMINSTER DISTRICT STRATA PLANNW1527 TOGETHER WITH AN INTEREST IN THE COMMON PROPERTY IN PROPORTION TO THE UNIT ENTITLEMENT OF THE STRATA LOT AS SHOWN ON FORM 1
Amenities:	Club House,Guest Suite,Storage
Site Influences:	
Features:	ClthWsh/Dryr/Frdg/Stve/DW,Dishwasher,Smoke Alarm
Bylaw Restrict:	Pets Allowed,Rentals Allowed,Smoking Restrictions
Listing Broker(s):	RE/MAX Colonial Pacific Realty

Floor	Type	Dimensions	Floor	Type	Dimensions
Below	Bedroom	9'0 x 15'11	Above	Walk-In Closet	5'9 x 6'8
Below	Storage	5'8 x 3'9	Above	Laundry	5'9 x 6'4
Main	Kitchen	10'7 x 13'0			
Main	Dining Room	10'7 x 13'2			
Main	Living Room	12'1 x 19'9			
Above	Primary Bedroom	14'5 x 15'10			
Above	Bedroom	10'7 x 10'0			

Finished Floor (Main):	726 sqft	# Of Rooms:	9	Bathroom Floor	# of Pieces	Ensuite?
Finished Floor (Above):	742 sqft	# Of Kitchens:	1	Below	3	No
Finished Floor (Below):	374 sqft	# Of Levels:	3	Main	2	No
Finished Floor (Bsmt):	0 sqft	Crawl/Bsmt Height:		Above	2	Yes
Finished Floor (Total):	1,842 sqft	Basement:	None	Above	4	No
Unfinished Floor:	0 sqft	# or % of Rentals Allowed:	100			
Grand Total:	1,842 sqft	# Of Pets:	2 - Cats: Yes, Dogs: Yes			

"Welcome to beachfront living at the Mainsail! Embrace the tranquil sounds of the Bay, with seagulls and waves as your morning soundtrack. This boutique townhouse offers 3 bdrms/4 baths, an open plan, front deck, and a spacious, fully fenced yard for your pooch to frolic in. Enjoy breathtaking ocean views from two levels and hassle-free parking for two cars. Just a block away from restaurants, the iconic White Rock pier, shops, and water sports. Dive into the ultimate coastal lifestyle! What are you waiting for! The Mainsail is ready for you to call it home! 2 pets allowed with no size restrictions. OPEN HOUSE May 5/SUN 2- 4pm ...come enjoy the ocean view!!!!