

Depth/Size (ft):		Bedrooms:	1	Approx. Year Built:	1973
Frontage (ft):		Bathrooms:	1	Age:	51
Lot Area:		Full Baths:	1	Zoning:	MR30
Flood Plain:	No	Half Baths:	0	Gross Taxes:	\$1,541.15
Rear Yard Exp:		Maint. Fee:	413.20	For Tax Year:	2023
View:	Yes			P.I.D.:	000-967-858

Style of Home:	2 Storey,Upper Unit	Parking:	Total: 1 - Covered: 0
Construction:	Frame - Wood	Covered Parking:	0
Exterior:	Mixed,Stucco,Wood	Parking Access:	Side
Foundation:		Parking:	Open
Rain Screen:		Locker:	No
Renovations:		Units in Dev:	111
# of Fireplaces:	0 - Fuel: None	Distance to:	
Water Supply:	City/Municipal	Title to Land:	Freehold Strata
Fuel/Heating:	Electric	Property Disc:	Yes
Outdoor Area:	Balcny(s) Patio(s) Dck(s)	PAD Rental:	
Type of Roof:	Other	Fixtures Leased:	No
Floor Finish:		Fixtures Rmvd:	No

View:	Yes : Central Garden
Mgmt. Company:	Haven Properties - 604-538-3823
Complex / Subdiv:	CLOVER PARK GARDENS
Services Connected:	Electricity,Sanitary Sewer,Water
Legal:	PL NWS183 LT 73 LD 36 SEC 8 TWP 8 PART SW 1/4, TOGETHER WITH AN INTEREST IN THE COMMON PROPERTY IN PROPORTION TO THE UNIT ENTITLEMENT OF THE STRATA LOT AS SHOWN ON FORM 1
Amenities:	Garden,Shared Laundry
Site Influences:	Central Location,Recreation Nearby,Shopping Nearby
Features:	
Bylaw Restrict:	Pets Allowed w/Rest.,Rentals Allowed
Listing Broker(s):	Stonehaus Realty Corp.

Floor	Type	Dimensions	Floor	Type	Dimensions
Above	Primary Bedroom	13'11 x 11'11			
Main	Living Room	17'1 x 13'11			
Main	Kitchen	9'8 x 7'2			

Finished Floor (Main):	745 sqft	# Of Rooms:	3	Bathroom Floor	# of Pieces	Ensuite?
Finished Floor (Above):	0 sqft	# Of Kitchens:	1	Above	4	No
Finished Floor (Below):	0 sqft	# Of Levels:	1			
Finished Floor (Bsmt):	0 sqft	Crawl/Bsmt Height:				
Finished Floor (Total):	745 sqft	Basement:	None			
Unfinished Floor:	0 sqft	# or % of Rentals Allowed:	100			
Grand Total:	745 sqft	# Of Pets:	1 - Cats: Yes, Dogs: Yes			

Welcome to Clover Park Gardens! This bright and recently renovated condo boasts fine laminate wood floors throughout. Featuring a generously sized bedroom and bathroom, it's move-in ready. Enjoy affordable living with a spacious balcony facing south, offering a tranquil view of the central courtyard. With two levels, this condo provides separate living areas for peace and comfort, with no neighbors above. Benefit from storage in your own hallway and a designated parking stall. Pets are welcome—either one cat or one dog—along with rentals and no age restrictions. Plus, conveniently located with excellent driving and bus access. Don't miss out—call today!