

Depth/Size (ft):	Bedrooms:	2	Approx. Year Built:	2008
Frontage (ft):	Bathrooms:	1	Age:	16
Lot Area:	Full Baths:	1	Zoning:	CDZ
Flood Plain:	Half Baths:	0	Gross Taxes:	\$2,074.23
Rear Yard Exp:	Maint. Fee:	305.31	For Tax Year:	2023
View:	No		P.I.D.:	027-658-911

Style of Home:	1 Storey	Parking:	Total: 2 - Covered: 2
Construction:	Frame - Wood	Covered Parking:	2
Exterior:	Fibre Cement Board,Mixed	Parking Access:	Front
Foundation:		Parking:	Garage; Underground
Rain Screen:		Locker:	Yes
Renovations:		Units in Dev:	
# of Fireplaces:	0 - Fuel: None	Distance to:	
Water Supply:	City/Municipal	Title to Land:	Freehold Strata
Fuel/Heating:	Baseboard,Electric	Property Disc:	Yes
Outdoor Area:	Balcony(s)	PAD Rental:	
Type of Roof:	Torch-On	Fixtures Leased:	No
Floor Finish:	Laminate,Mixed	Fixtures Rmvd:	No

View:	No
Mgmt. Company:	
Complex / Subdiv:	Eclipse
Services Connected:	Electricity,Water
Legal:	STRATA LOT 32, PLAN BCS3116, SECTION 30, TOWNSHIP 2, 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:	Club House,Elevator,In Suite Laundry
Site Influences:	
Features:	ClthWsh/Dryr/Frdg/Stve/DW,Microwave
Bylaw Restrict:	Pets Allowed w/Rest.,Rentals Allwd w/Restrctns
Listing Broker(s):	Oneflatfee.ca

Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Living Room	11' x 14'			
Main	Dining Room	14' x 8'			
Main	Kitchen	8' x 8'9			
Main	Den	6' x 5'			
Main	Primary Bedroom	12'10 x 9'8			
Main	Bedroom	12'10 x 9'8			

Finished Floor (Main):	831 sqft	# Of Rooms:	6	Bathroom Floor	# of Pieces	Ensuite?
Finished Floor (Above):	0 sqft	# Of Kitchens:	1	Main	4	No
Finished Floor (Below):	0 sqft	# Of Levels:	1			
Finished Floor (Bsmt):	0 sqft	Suite:				
Finished Floor (Total):	831 sqft	Crawl/Bsmt Height:				
Unfinished Floor:	0 sqft	Basement:	None			
Grand Total:	831 sqft	Beds In Bsmt:	0 / 2			
		# Of Pets:				

LOCATION! LOCATION! LOCATION! An energizing hub on the Delta border, conveniently located directly across the street from Scott Road Centre plaza offering Restaurants, Shops, Cafe. Minutes walking distance to Real Canadian Superstore, Retail, Services and Restaurants.This LARGE 2 bed home boasts 831 sq ft of spacious living. Bonus storage room and insuite laundry off the tiled entrance. Kitchen features s/s appliances, granite countertops and counter height seating. Open dining and family room leading to a large patio offering city views. Generous sized bedrooms and one full bath. Includes 2 parking stalls and 1 storage locker. Open House Sun, April 28th 1-3 p.m.