

Depth/Size (ft):	Bedrooms:	3	Approx. Year Built:	2020
Frontage (ft):	Bathrooms:	3	Age:	4
Lot Area:	Full Baths:	2	Zoning:	MF
Flood Plain:	Half Baths:	1	Gross Taxes:	\$4,123.09
Rear Yard Exp:	Maint. Fee:	275.01	For Tax Year:	2023
View:			P.I.D.:	031-183-026

Style of Home:	3 Storey	Parking:	Total: 2 - Covered: 2
Construction:	Frame - Wood	Covered Parking:	2
Exterior:	Fibre Cement Board,Mixed	Parking Access:	
Foundation:		Parking:	Grge/Double Tandem
Rain Screen:		Locker:	
Renovations:		Units in Dev:	24 - Total Units in Strata: 24
# of Fireplaces:	0 - Fuel:	Distance to:	
Water Supply:	City/Municipal	Title to Land:	Freehold Strata
Fuel/Heating:	Forced Air,Natural Gas	Property Disc:	Yes
Outdoor Area:	Balcny(s) Patio(s) Dck(s),Fenced Yard	PAD Rental:	
Type of Roof:	Asphalt	Fixtures Leased:	No
Floor Finish:	Mixed	Fixtures Rmvd:	No

View:	
Mgmt. Company:	Peninsula Strata Management - 604-385-2242
Complex / Subdiv:	EVERGREEN
Services Connected:	Electricity,Natural Gas,Sanitary Sewer,Storm Sewer,Water
Legal:	STRATA LOT 22, PLAN EPS7028, SECTION 6, TOWNSHIP 11, NEW WESTMINSTER LAND DISTRICT, TOGETHER WITH AN INTEREST IN THECOMMON PROPERTY IN PROPORTION TO THE UNIT ENTITLEMENT OF THE STRATA LOT AS SHOWN ON FORM VLAND & BUILDING INFORMATION
Amenities:	In Suite Laundry,Playground
Site Influences:	Central Location,Golf Course Nearby,Private Yard,Recreation Nearby,Shopping Nearby
Features:	ClthWsh/Dryr/Frdg/Stve/DW,Drapes/Window Coverings,Garage Door Opener
Bylaw Restrict:	Pets Allowed w/Rest.
Listing Broker(s):	Breakside Real Estate Group

Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Living Room	16' x 11'2	Above	Bedroom	11'11 x 9'8
Main	Dining Room	16' x 10'	Below	Foyer	7'6 x 4'8
Main	Kitchen	16' x 12'4			
Main	Nook	10'7 x 10'4			
Above	Primary Bedroom	19' x 12'10			
Above	Walk-In Closet	8'2 x 4'6			
Above	Bedroom	12'4 x 9'6			

Finished Floor (Main):	681 sqft	# Of Rooms:	9	Bathroom Floor	# of Pieces	Ensuite?
Finished Floor (Above):	709 sqft	# Of Kitchens:	1	Main	2	No
Finished Floor (Below):	103 sqft	# Of Levels:	3	Above	3	Yes
Finished Floor (Bsmt):	0 sqft	Crawl/Bsmt Height:		Above	4	No
Finished Floor (Total):	1,493 sqft	Basement:	None			
Unfinished Floor:	0 sqft	# or % of Rentals Allowed:				
Grand Total:	1,493 sqft	# Of Pets:	2 - Cats: Yes, Dogs: Yes			

Welcome to the townhomes at "EVERGREEN," a boutique collection of 24 unique townhomes located in MURRAYVILLE. This 3 Bedroom home features a kitchen with a beautiful oversized island, pantry, Quartz countertops and Stainless Steel appliances. Upstairs has 3 spacious bedrooms and a spacious en-suite. This quiet community features a playground for the kids to enjoy. Close to restaurants, grocery stores, Starbucks, W.C. Blair Pool, Hospital and MORE!