R2883205 Townhouse

59 7090 180 STREET SURREY

Cloverdale BC, V3S 3T9

			,			
Depth/Size (ft):		Bedrooms:	3	Approx. Year Bui	ilt: 2013	3
Frontage (ft):		Bathrooms:	3	Age:	11	
Lot Area:		Full Baths:	2	Zoning:	CD	
Flood Plain:		Half Baths:	1	Gross Taxes:	\$2,84	45.42
Rear Yard Exp:		Maint. Fee:	342.61	For Tax Year:	2023	3
View:	No			P.I.D.:	029-	103-592
		· 				
Style of Home:	3 Storey		Parking:	Total: 2 - Covered	: 2	
Construction:	Frame - Wood		Covered Parking:	2		
Exterior:	Fibre Cement Board,V	/inyl,Wood	Parking Access:	Front	-	
Foundation:			Parking:	Grge/Double Tanc	dem	
Rain Screen:			Locker:	No		
Renovations:			Units in Dev:	69 - Total Units in	Strata: 69	
# of Fireplaces:	1 - Fuel: Electric		Distance to:			
Water Supply:	City/Municipal		Title to Land:	Freehold Strata		
Fuel/Heating:	Electric		Property Disc:	Yes		
Outdoor Area:	Balcony(s),Fenced Yar	rd,Patio(s)	PAD Rental:			
Type of Roof:	Asphalt		Fixtures Leased:	No		
Floor Finish:	Laminate, Tile, Carpet		Fixtures Rmvd:	Yes		
View: Mgmt. Company: Complex / Subdiv:	No aradigm Management The Boardwalk	t - 604-706-4678				
Mgmt. Company:	aradigm Management The Boardwalk Electricity,Natural Gas STRATA LOT 59, PLAI COMMON PROPERT Club House,Guest Sui Central Location,Golf	t - 604-706-4678 s,Sanitary Sewer,Storm Sewer,Water IN BCS4471, SECTION 17, TOWNSHI TY IN PROPORTION TO THE UNIT EN ite,In Suite Laundry,Playground Course Nearby,Private Yard,Recreatio we/DW,Disposal - Waste,Drapes/Windo	ITITLEMENT OF THE STRA			INTEREST IN THE
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Mgmt. Company: Complex / Subdiv: Services Connected: Legal: Amenities: Site Influences: Features: Bylaw Restric: Listing Broker(s): Floor Main Main Main Below Above Above Above Finished Floor (Main): Finished Floor (Below): Finished Floor (Bsmt):	aradigm Management The Boardwalk Electricity,Natural Gas STRATA LOT 59, PLAI COMMON PROPERT Club House,Guest Sui Central Location,Golf G CithWsh/Dryr/Frdg/Stv Pets Allowed w/Rest. Royal LePage - Wolste Type Living Room Dining Room Kitchen Family Room Foyer Primary Bedroom Bedroom 700 sqft 773 sqft 72 sqft 0 sqft	s,Sanitary Sewer,Storm Sewer,Water IN BCS4471, SECTION 17, TOWNSHII Y IN PROPORTION TO THE UNIT EN iite,In Suite Laundry,Playground Course Nearby,Private Yard,Recreatio we/DW,Disposal - Waste,Drapes/Windo encroft Dimensions 15'4 × 9'11 11'9 × 7'9 11'8 × 8'10 11'10 × 12'10 5'7 × 4'6 15'4 × 14'2 13'4 × 9'10 # Of Rooms: # Of Kitchens: # Of Levels: Crawl/Bsmt Height:	ITITLEMENT OF THE STRAT	TA LOT AS SHOWN O Type Bedroom Bethroom Floor Main Above	DIM FORM V Dimen 9'4 x 8' # of Pieces 2 3	sions 111 Ensuite? No Yes
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Mgmt. Company: Complex / Subdiv: Services Connected: Legal: Amenities: Site Influences: Features: Bylaw Restric: Listing Broker(s): Floor Main Main Main Below Above Above Above Finished Floor (Main): Finished Floor (Below): Finished Floor (Bsmt):	aradigm Management The Boardwalk Electricity,Natural Gas STRATA LOT 59, PLAI COMMON PROPERT Club House,Guest Sui Central Location,Golf G CithWsh/Dryr/Frdg/Stv Pets Allowed w/Rest. Royal LePage - Wolste Type Living Room Dining Room Kitchen Family Room Foyer Primary Bedroom Bedroom 700 sqft 773 sqft 72 sqft 0 sqft	s,Sanitary Sewer,Storm Sewer,Water IN BCS4471, SECTION 17, TOWNSHII Y IN PROPORTION TO THE UNIT EN iite,In Suite Laundry,Playground Course Nearby,Private Yard,Recreatio we/DW,Disposal - Waste,Drapes/Windo encroft Dimensions 15'4 × 9'11 11'9 × 7'9 11'8 × 8'10 11'10 × 12'10 5'7 × 4'6 15'4 × 14'2 13'4 × 9'10 # Of Rooms: # Of Kitchens: # Of Levels: Crawl/Bsmt Height:	ITITLEMENT OF THE STRAT	TA LOT AS SHOWN O Type Bedroom Bethroom Floor Main Above	DI FORM V Dimen 9'4 x 8' # of Pieces 2 3	sions 111 Ensuite? No Yes

Awesome like new, very clean, ready to move in 3 bedroom, 2.5 bathrooms townhome in The Boardwalk offers great open floor plan & modern design. Tastefully updated home with many features such as beautiful kitchen with dark cabinets, quartz counters, stainless steel appliances, crown moldings, wide plank laminate flooring, cozy electric fireplace, Tile on floors & wall in bathrooms, closets w/organizers. Large balcony overlooks newly landscaped private backyard w/patio. Amazing location, short walk to Adams Road Elementary & Ecole Salish Secondary schools, close to shopping, public transit & future SkyTrain. Well maintain no problem complex, amenities include club house & guest suite. Motivated seller, bring your offer. Open house May 19, Sun 2-4pm

The enclosed information while deemed to be correct, is not guaranteed. Information and measurements should not be relied upon without independent verification. PREC* indicates 'Personal Real Estate Corporation'. This communication is not intended to solicit properties already listed for sale.