## **19577 SOMERSET DRIVE PITT MEADOWS**

Mid Meadows, V3Y 2L5

Residential Detached \$1,525,000 (LP)

			adows, v3 v 2L5			
Depth/Size (ft):		Bedrooms:	4	Approx. Year Built:	1989	9
Frontage (ft):		Bathrooms:	2	Age:	35	
.ot Area: (sq.ft.)	7,411.00	Full Baths:	2	Zoning:	RES	3
lood Plain:	No	Half Baths:	0	Gross Taxes:	\$5,1	30.37
Rear Yard Exp:	South			For Tax Year:	2023	3
/iew:	Yes			P.I.D.:	009-	-651-225
Style of Home:	Basement Entry		Parking:	Total: 6 - Covered: 2		
Construction:	Frame - Metal		Covered Parking:	2		
Exterior:	Mixed, Vinyl		Parking Access:	Front		
oundation:			Parking:	Garage; Double,Oper	n	
Rain Screen:			Locker:			
Renovations:	Completely		Units in Dev:			
of Fireplaces:	1 - Fuel: Natural Gas	S	Distance to:			
Vater Supply:	City/Municipal		Title to Land:	Freehold NonStrata		
uel/Heating:	Forced Air		Property Disc:	No		
Outdoor Area:	Balcny(s) Patio(s) Do	ck(s),Fenced Yard	PAD Rental:			
Type of Roof:	Asphalt		Fixtures Leased:	No		
Floor Finish:	Wall/Wall/Mixed		Fixtures Rmvd:	No		
/iew:	Yes : MOUNTAINS					
Mgmt. Company:						
Mgmt. Company: Complex / Subdiv:	SOMERSET					
Mgmt. Company: Complex / Subdiv: Services Connected:	SOMERSET Electricity,Natural Ga	as,Sanitary Sewer,Storm Sewer,Wa				
Mgmt. Company: Complex / Subdiv: Services Connected: ∟egal:	SOMERSET Electricity,Natural Ga	as,Sanitary Sewer,Storm Sewer,Wa 276796, DISTRICT LOT 223, GROU		ND DISTRICT		
Mgmt. Company: Complex / Subdiv: Services Connected: Legal: Amenities:	SOMERSET Electricity,Natural Ga LOT 35, PLAN NWP	276796, DISTRICT LOT 223, GROU	P 1, NEW WESTMINSTER LAP	ND DISTRICT		
Mgmt. Company: Complex / Subdiv: Services Connected: Legal: Amenities: Site Influences:	SOMERSET Electricity,Natural Ga LOT 35, PLAN NWP Golf Course Nearby	P76796, DISTRICT LOT 223, GROU Private Setting, Private Yard, Recrea	P 1, NEW WESTMINSTER LAP	ND DISTRICT		
Mgmt. Company: Complex / Subdiv: Services Connected: Legal: Amenities: Site Influences: Features:	SOMERSET Electricity,Natural Ga LOT 35, PLAN NWP Golf Course Nearby	276796, DISTRICT LOT 223, GROU	P 1, NEW WESTMINSTER LAP	ND DISTRICT		
Mgmt. Company: Complex / Subdiv: Services Connected: Legal: Amenities: Site Influences: Features: Bylaw Restric:	SOMERSET Electricity,Natural Ga LOT 35, PLAN NWP Golf Course Nearby, Air Conditioning,Clth	P76796, DISTRICT LOT 223, GROU Private Setting, Private Yard, Recrea Wsh/Dryr/Frdg/Stve/DW, Garage D	P 1, NEW WESTMINSTER LAP	ND DISTRICT		
Mgmt. Company: Complex / Subdiv: Services Connected: Legal: Amenities: Site Influences: Features:	SOMERSET Electricity,Natural Ga LOT 35, PLAN NWP Golf Course Nearby	P76796, DISTRICT LOT 223, GROU Private Setting, Private Yard, Recrea Wsh/Dryr/Frdg/Stve/DW, Garage D	P 1, NEW WESTMINSTER LAP	ND DISTRICT		
Mgmt. Company: Complex / Subdiv: Services Connected: Legal: Amenities: Site Influences: Features: Bylaw Restric: Listing Broker(s):	SOMERSET Electricity,Natural Ga LOT 35, PLAN NWP Golf Course Nearby, Air Conditioning,Clth	P76796, DISTRICT LOT 223, GROU Private Setting, Private Yard, Recrea Wsh/Dryr/Frdg/Stve/DW, Garage D	P 1, NEW WESTMINSTER LAP	ND DISTRICT	Dimen	Isions
Mgmt. Company: Complex / Subdiv: Services Connected: Legal: Amenities: Site Influences: Features: Bylaw Restric: Listing Broker(s):	SOMERSET Electricity,Natural Ga LOT 35, PLAN NWP Golf Course Nearby, Air Conditioning,Clth Stonehaus Realty C	P76796, DISTRICT LOT 223, GROU Private Setting,Private Yard,Recrea NWsh/Dryr/Frdg/Stve/DW,Garage D	P 1, NEW WESTMINSTER LAN ation Nearby,Shopping Nearby oor Opener,Storage Shed		<b>Dimen</b> 9'7 x 9'	
Mgmt. Company: Complex / Subdiv: Services Connected: Legal: Amenities: Site Influences: Features: Bylaw Restric: Listing Broker(s):	SOMERSET Electricity,Natural Ga LOT 35, PLAN NWP Golf Course Nearby, Air Conditioning,Clth Stonehaus Realty C	P76796, DISTRICT LOT 223, GROU Private Setting,Private Yard,Recrea NWsh/Dryr/Frdg/Stve/DW,Garage D Forp.	P 1, NEW WESTMINSTER LAN ation Nearby,Shopping Nearby oor Opener,Storage Shed	Туре		'
Mgmt. Company: Complex / Subdiv: Services Connected: Legal: Amenities: Site Influences: Features: Bylaw Restric: Listing Broker(s): Floor Main	SOMERSET Electricity,Natural Ga LOT 35, PLAN NWP Golf Course Nearby, Air Conditioning,Clth Stonehaus Realty C Type Living Room	P76796, DISTRICT LOT 223, GROU Private Setting,Private Yard,Recrea NWsh/Dryr/Frdg/Stve/DW,Garage D Forp. Dimensions 13'2 x 17'8	P 1, NEW WESTMINSTER LAN ation Nearby,Shopping Nearby oor Opener,Storage Shed Floor Bsmt	<b>Type</b> Flex Room	9'7 x 9'	' 12'2
Mgmt. Company: Complex / Subdiv: Services Connected: Legal: Amenities: Site Influences: Features: Bylaw Restric:	SOMERSET Electricity,Natural Ga LOT 35, PLAN NWP Golf Course Nearby, Air Conditioning,Clth Stonehaus Realty C <b>Type</b> Living Room Dining Room	P76796, DISTRICT LOT 223, GROU Private Setting,Private Yard,Recrea NWSh/Dryr/Frdg/Stve/DW,Garage D Forp. Dimensions 13'2 x 17'8 8'10 x 9'4	P 1, NEW WESTMINSTER LAP ation Nearby,Shopping Nearby oor Opener,Storage Shed Floor Bsmt Bsmt	<b>Type</b> Flex Room Family Room	9'7 x 9' 13'2 x	' 12'2 7'
Mgmt. Company: Complex / Subdiv: Services Connected: Legal: Amenities: Site Influences: Features: Bylaw Restric: Listing Broker(s): Floor Main Main Main	SOMERSET Electricity,Natural Ga LOT 35, PLAN NWP Golf Course Nearby, Air Conditioning,Clth Stonehaus Realty C Type Living Room Dining Room Kitchen	P76796, DISTRICT LOT 223, GROU Private Setting,Private Yard,Recrea NWSh/Dryr/Frdg/Stve/DW,Garage D Forp. Dimensions 13'2 x 17'8 8'10 x 9'4 9'6 x 9'4	P 1, NEW WESTMINSTER LAP ation Nearby,Shopping Nearby oor Opener,Storage Shed Floor Bsmt Bsmt Bsmt	<b>Type</b> Flex Room Family Room Dining Room	9'7 x 9' 13'2 x 13'2 x	' 12'2 7'
Mgmt. Company: Complex / Subdiv: Services Connected: Legal: Amenities: Site Influences: Features: Bylaw Restric: Listing Broker(s): Floor Main Main	SOMERSET Electricity,Natural Ga LOT 35, PLAN NWP Golf Course Nearby Air Conditioning,Clth Stonehaus Realty C Type Living Room Dining Room Kitchen Bedroom	P76796, DISTRICT LOT 223, GROU Private Setting,Private Yard,Recrea NWSh/Dryr/Frdg/Stve/DW,Garage D Forp. Dimensions 13'2 x 17'8 8'10 x 9'4 9'6 x 9'4 12'1 x 9'9	P 1, NEW WESTMINSTER LAP ation Nearby,Shopping Nearby oor Opener,Storage Shed Floor Bsmt Bsmt Bsmt	<b>Type</b> Flex Room Family Room Dining Room	9'7 x 9' 13'2 x 13'2 x	' 12'2 7'
Mgmt. Company: Complex / Subdiv: Services Connected: Legal: Amenities: Site Influences: Features: Bylaw Restric: Listing Broker(s): Floor Main Main Main Main Main	SOMERSET Electricity,Natural Ga LOT 35, PLAN NWP Golf Course Nearby Air Conditioning,Clth Stonehaus Realty C Type Living Room Dining Room Kitchen Bedroom Bedroom	P76796, DISTRICT LOT 223, GROU Private Setting,Private Yard,Recrea NWsh/Dryr/Frdg/Stve/DW,Garage D Forp. Dimensions 13'2 x 17'8 8'10 x 9'4 9'6 x 9'4 12'1 x 9'9 11'3 x 9'10	P 1, NEW WESTMINSTER LAP ation Nearby,Shopping Nearby oor Opener,Storage Shed Floor Bsmt Bsmt Bsmt	<b>Type</b> Flex Room Family Room Dining Room	9'7 x 9' 13'2 x 13'2 x	' 12'2 7'
Agmt. Company: Complex / Subdiv: Services Connected: .egal: Amenities: Site Influences: Features: Bylaw Restric: .isting Broker(s): loor lain lain lain lain lain lain	SOMERSET Electricity,Natural Ga LOT 35, PLAN NWP Golf Course Nearby Air Conditioning,Clth Stonehaus Realty C <b>Type</b> Living Room Dining Room Kitchen Bedroom Bedroom Bedroom	P76796, DISTRICT LOT 223, GROU Private Setting,Private Yard,Recrea NWSh/Dryr/Frdg/Stve/DW,Garage D Prorp. Dimensions 13'2 x 17'8 8'10 x 9'4 9'6 x 9'4 12'1 x 9'9 11'3 x 9'10 12'2 x 15'4	P 1, NEW WESTMINSTER LAP ation Nearby,Shopping Nearby oor Opener,Storage Shed Floor Bsmt Bsmt Bsmt	<b>Type</b> Flex Room Family Room Dining Room Kitchen	9'7 x 9' 13'2 x 13'2 x	' 12'2 7'
Agmt. Company: Complex / Subdiv: Services Connected: .egal: Amenities: Site Influences: Features: Bylaw Restric: .isting Broker(s): Cloor Iain Iain Iain Iain Iain Iain Iain Iain	SOMERSET Electricity,Natural Ga LOT 35, PLAN NWP Golf Course Nearby, Air Conditioning,Clth Stonehaus Realty C Type Living Room Dining Room Kitchen Bedroom Bedroom Bedroom	P76796, DISTRICT LOT 223, GROU Private Setting,Private Yard,Recrea Wsh/Dryr/Frdg/Stve/DW,Garage D Forp. Dimensions 13'2 × 17'8 8'10 × 9'4 9'6 × 9'4 12'1 × 9'9 11'3 × 9'10 12'2 × 15'4 18'4 × 11'7	P 1, NEW WESTMINSTER LAN ation Nearby,Shopping Nearby oor Opener,Storage Shed Floor Bsmt Bsmt Bsmt Bsmt	<b>Type</b> Flex Room Family Room Dining Room Kitchen	9'7 x 9' 13'2 x 13'2 x 14'7 x 1 14'7 x	' 12'2 7' 8'5
Agmt. Company: Complex / Subdiv: Services Connected: .egal: Amenities: Site Influences: Features: Bylaw Restric: .isting Broker(s): Floor Main Main Main Main Main Main Main Semt Finished Floor (Main): Finished Floor (Above):	SOMERSET Electricity,Natural Ga LOT 35, PLAN NWP Golf Course Nearby, Air Conditioning,Cith Stonehaus Realty C Type Living Room Dining Room Kitchen Bedroom Bedroom Bedroom Bedroom	P76796, DISTRICT LOT 223, GROU Private Setting,Private Yard,Recrea Wsh/Dryr/Frdg/Stve/DW,Garage D Forp. Dimensions 13'2 × 17'8 8'10 × 9'4 9'6 × 9'4 12'1 × 9'9 11'3 × 9'10 12'2 × 15'4 18'4 × 11'7 # Of Rooms:	P 1, NEW WESTMINSTER LAN ation Nearby,Shopping Nearby oor Opener,Storage Shed Floor Bsmt Bsmt Bsmt Bsmt Bsmt 11	<b>Type</b> Flex Room Family Room Dining Room Kitchen <b>Bathroom Floor</b> #	9'7 x 9' 13'2 x 13'2 x 14'7 x f of Pieces	12'2 7' 8'5 Ensuite?
Agmt. Company: Complex / Subdiv: Services Connected: Legal: Amenities: Site Influences: Features: Bylaw Restric: Listing Broker(s): Coor Main Main Main Main Main Main Semt Finished Floor (Main): Finished Floor (Below):	SOMERSET Electricity,Natural Ga LOT 35, PLAN NWP Golf Course Nearby Air Conditioning,Clth Stonehaus Realty C Type Living Room Dining Room Kitchen Bedroom Bedroom Bedroom Bedroom Bedroom	P76796, DISTRICT LOT 223, GROU Private Setting,Private Yard,Recrea NWSh/Dryr/Frdg/Stve/DW,Garage D Forp. Dimensions 13'2 x 17'8 8'10 x 9'4 9'6 x 9'4 12'1 x 9'9 11'3 x 9'10 12'2 x 15'4 18'4 x 11'7 # Of Rooms: # Of Kitchens:	P 1, NEW WESTMINSTER LAN ation Nearby,Shopping Nearby oor Opener,Storage Shed Floor Bsmt Bsmt Bsmt Bsmt Bsmt 11 2	Type   Flex Room   Family Room   Dining Room   Kitchen   Bathroom Floor #   Main 4	9'7 x 9' 13'2 x 13'2 x 14'7 x f of Pieces	12'2 7' 8'5 Ensuite? No
Agmt. Company: Complex / Subdiv: Services Connected: Legal: Amenities: Site Influences: Features: Bylaw Restric: Listing Broker(s): Floor Main Main Main Main Main Main Semt Finished Floor (Main): Finished Floor (Below): Finished Floor (Below): Finished Floor (Bsmt):	SOMERSET Electricity,Natural Gi LOT 35, PLAN NWP Golf Course Nearby Air Conditioning,Cltr Stonehaus Realty C Type Living Room Dining Room Kitchen Bedroom Bedroom Bedroom Bedroom Bedroom Bedroom	P76796, DISTRICT LOT 223, GROU Private Setting,Private Yard,Recrea NWSh/Dryr/Frdg/Stve/DW,Garage D Prorp. Dimensions 13'2 x 17'8 8'10 x 9'4 9'6 x 9'4 12'1 x 9'9 11'3 x 9'10 12'2 x 15'4 18'4 x 11'7 # Of Rooms: # Of Kitchens: # Of Levels:	P 1, NEW WESTMINSTER LAN ation Nearby,Shopping Nearby oor Opener,Storage Shed Floor Bsmt Bsmt Bsmt Bsmt 11 2 2	Type   Flex Room   Family Room   Dining Room   Kitchen   Bathroom Floor #   Main 4	9'7 x 9' 13'2 x 13'2 x 14'7 x f of Pieces	12'2 7' 8'5 Ensuite? No
Mgmt. Company: Complex / Subdiv: Services Connected: Legal: Amenities: Site Influences: Features: Bylaw Restric: Listing Broker(s): Floor Main Main Main Main	SOMERSET Electricity,Natural Gi LOT 35, PLAN NWP Golf Course Nearby Air Conditioning,Clth Stonehaus Realty C Type Living Room Dining Room Kitchen Bedroom Bedroom Bedroom Bedroom Bedroom Bedroom	P76796, DISTRICT LOT 223, GROU Private Setting,Private Yard,Recrea NWSh/Dryr/Frdg/Stve/DW,Garage D Prop. Dimensions 13'2 x 17'8 8'10 x 9'4 9'6 x 9'4 12'1 x 9'9 11'3 x 9'10 12'2 x 15'4 18'4 x 11'7 # Of Rooms: # Of Levels: Suite:	P 1, NEW WESTMINSTER LAN ation Nearby,Shopping Nearby oor Opener,Storage Shed Floor Bsmt Bsmt Bsmt Bsmt 11 2 2	Type   Flex Room   Family Room   Dining Room   Kitchen   Bathroom Floor #   Main 4	9'7 x 9' 13'2 x 13'2 x 14'7 x f of Pieces	12'2 7' 8'5 Ensuite? No
Mgmt. Company: Complex / Subdiv: Services Connected: Legal: Amenities: Site Influences: Features: Bylaw Restric: Listing Broker(s): Floor Main Main Main Main Main Main Semt Finished Floor (Main): Finished Floor (Above): Finished Floor (Below): Finished Floor (Bsmt): Finished Floor (Total):	SOMERSET Electricity,Natural Ga LOT 35, PLAN NWP Golf Course Nearby, Air Conditioning,Clth Stonehaus Realty C Type Living Room Dining Room Kitchen Bedroom Bedroom Bedroom Bedroom Bedroom Bedroom Bedroom	P76796, DISTRICT LOT 223, GROU Private Setting,Private Yard,Recrea NWSh/Dryr/Frdg/Stve/DW,Garage D Prop. Dimensions 13'2 x 17'8 8'10 x 9'4 9'6 x 9'4 12'1 x 9'9 11'3 x 9'10 12'2 x 15'4 18'4 x 11'7 # Of Rooms: # Of Kitchens: # Of Levels: Suite: Crawl/Bsmt Height:	P 1, NEW WESTMINSTER LAN ation Nearby,Shopping Nearby oor Opener,Storage Shed Floor Bsmt Bsmt Bsmt Bsmt 11 2 2 Unauthorized Suite	Type   Flex Room   Family Room   Dining Room   Kitchen   Bathroom Floor #   Main 4	9'7 x 9' 13'2 x 13'2 x 14'7 x f of Pieces	12'2 7' 8'5 Ensuite? No

NOT A DRIVEBY! TOTALLY UPDATED basement entry WITH GORGEOUS SUITE situated on private 7411 sq ft lot in popular Somerset! Main flr offers bright living rm w/vaulted ceilings & gas FP, kitchen w/white cabinets, new S/S appliances & sunny eating area, den(could be 3rd bdrm),big master bdrm w/W/I closet, spacious 5pce bath w/soaker tub & sep shower. Basement boasts beautiful 1 bdrm suite with S/S appliances, Quartz counters & 3pc bath. Flex rm in garage could be gym/office/playroom! Numerous updates incl. furnace, central A/C, 65 gal HW tank, Pex plumbing, main water line, concrete driveway/sidewalk. Fully fenced south facing backyard made for entertaining w/2 decks & patio! Shed & bonus storage under lower deck! Close to all amenities, shopping, recreation & WC Express!

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