

Depth/Size (ft):	0	Bedrooms:	3	Approx. Year Built:	2014
Frontage (ft):		Bathrooms:	3	Age:	10
Lot Area:		Full Baths:	2	Zoning:	CD
Flood Plain:		Half Baths:	1	Gross Taxes:	\$3,136.95
Rear Yard Exp:		Maint. Fee:	313.10	For Tax Year:	2023
View:	No			P.I.D.:	029-387-833

Style of Home:	3 Storey	Parking:	Total: 2 - Covered: 1
Construction:	Frame - Wood	Covered Parking:	1
Exterior:	Mixed,Vinyl,Wood	Parking Access:	Side
Foundation:		Parking:	Garage; Single,Visitor Parking
Rain Screen:		Locker:	
Renovations:		Units in Dev:	119
# of Fireplaces:		Distance to:	
Water Supply:	City/Municipal	Title to Land:	Freehold Strata
Fuel/Heating:	Baseboard,Electric	Property Disc:	Yes
Outdoor Area:	Balcony(s),Fenced Yard	PAD Rental:	
Type of Roof:	Other	Fixtures Leased:	Yes
Floor Finish:	Laminate,Tile,Carpet	Fixtures Rmvd:	No

View:	No
Mgmt. Company:	DWELL PROPERTY MANAGEMENT - 604-821-2999
Complex / Subdiv:	BROOKLYN VILLAGE
Services Connected:	Electricity,Sanitary Sewer,Storm Sewer,Water
Legal:	STRATA LOT 5 SECTION 9 TOWNSHIP 2 NEW WESTMINSTER DISTRICT STRATA PLAN EPS2076 TOGETHER WITH AN INTEREST IN THE COMMON PROPERTY IN PROPORTION TO THE UNIT ENTITLEMENT OF THE STRATA LOT AS SHOWN ON FORM V
Amenities:	Playground
Site Influences:	Central Location,Recreation Nearby
Features:	ClthWsh/Dryr/Frdg/Stve/DW,Drapes/Window Coverings,Security System,Smoke Alarm,Vacuum - Built In
Bylaw Restrict:	Pets Allowed,Rentals Allowed
Listing Broker(s):	Royal LePage West Real Estate Services

Floor	Type	Dimensions	Floor	Type	Dimensions
Above	Primary Bedroom	14'10 x 12'5			
Above	Bedroom	11'2 x 10'1			
Main	Kitchen	12'9 x 7'11			
Main	Family Room	14'3 x 12'5			
Main	Dining Room	12'5 x 11'6			
Below	Bedroom	8'11 x 8'1			

Finished Floor (Main):	576 sqft	# Of Rooms:	6	Bathroom Floor	# of Pieces	Ensuite?
Finished Floor (Above):	584 sqft	# Of Kitchens:	1	Above	4	No
Finished Floor (Below):	283 sqft	# Of Levels:	3	Above	3	Yes
Finished Floor (Bsmt):	0 sqft	Crawl/Bsmt Height:		Below	2	No
Finished Floor (Total):	1,443 sqft	Basement:	Fully Finished			
Unfinished Floor:	0 sqft	# or % of Rentals Allowed:				
Grand Total:	1,443 sqft	# Of Pets:	2 - Cats: Yes, Dogs: Yes			

Welcome Home! This Townhouse has been impeccably maintained by its owner since new. The creative flair from the interior designer is evident. This bright Corner Unit Townhouse features 2 bedrooms and 2 bathrooms upstairs, a large kitchen and island with quartz countertops, a bedroom and bathroom below. This home has a single car garage, plus a driveway large enough to park your second vehicle. This is a perfect home for your growing family, in a great location. Close to schools, parks, recreation, and shopping. Don't miss this one as corner units do not come available often.