

Depth/Size (ft):		Bedrooms:	3	Approx. Year Built:	2012
Frontage (ft):		Bathrooms:	4	Age:	12
Lot Area:		Full Baths:	3	Zoning:	CD-34
Flood Plain:		Half Baths:	1	Gross Taxes:	\$4,701.42
Rear Yard Exp:	West	Maint. Fee:	305.71	For Tax Year:	2023
View:	No			P.I.D.:	028-945-093

Style of Home:	2 Storey w/Bsmt.,End Unit	Parking:	Total: 3 - Covered: 2
Construction:	Frame - Wood	Covered Parking:	2
Exterior:	Mixed,Vinyl,Wood	Parking Access:	Front
Foundation:		Parking:	Garage; Double
Rain Screen:		Locker:	No
Renovations:		Units in Dev:	13
# of Fireplaces:	2 - Fuel: Gas - Natural	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:	Hardwood,Carpet	Fixtures Rmvd:	No

View:	No
Mgmt. Company:	ASSOCIA - 604-591-6060
Complex / Subdiv:	WOODROW LANE
Services Connected:	Electricity,Natural Gas,Sanitary Sewer,Storm Sewer,Water
Legal:	STRATA LOT 1, PLAN EPS991, SECTION 31, 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 1 OR V, AS APPROPRIATE
Amenities:	In Suite Laundry,Playground
Site Influences:	Central Location,Golf Course Nearby,Greenbelt,Private Setting,Shopping Nearby
Features:	ClthWsh/Dryr/Frdg/Stve/DW,Disposal - Waste,Vacuum - Built In
Bylaw Restrict:	Pets Allowed w/Rest.,Rentals Allowed
Listing Broker(s):	RE/MAX Treeland Realty

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Family Room	11'3 x 15'2	Above	Primary Bedroom	13'1 x 14'10	Below	Recreation Room	14'2 x 14'10
Main	Dining Room	7'7 x 13'3	Above	Walk-In Closet	7'10 x 6'0	Below	Storage	5'5 x 11'11
Main	Living Room	14'1 x 14'11	Above	Bedroom	10'5 x 9'10			
Main	Eating Area	9'9 x 8'3	Above	Bedroom	10'0 x 11'2			
Main	Kitchen	9'1 x 12'6	Above	Laundry	8'4 x 4'1			
Main	Foyer	3'8 x 8'4	Below	Family Room	9'0 x 12'6			

Finished Floor (Main):	929 sqft	# Of Rooms:	14	Bathroom Floor	# of Pieces	Ensuite?
Finished Floor (Above):	905 sqft	# Of Kitchens:	1	Main	2	No
Finished Floor (Below):	527 sqft	# Of Levels:	3	Above	5	Yes
Finished Floor (Bsmt):	0 sqft	Crawl/Bsmt Height:		Above	3	No
Finished Floor (Total):	2,361 sqft	Basement:	Fully Finished,Part	Below	4	No
Unfinished Floor:	0 sqft	# or % of Rentals Allowed:	100%			
Grand Total:	2,361 sqft	# Of Pets:	1 - Cats: Yes, Dogs: Yes			

Woodrow Lane ~ nestled in nature & quality built by Lanstone! This 2361 sq ft 2 storey w/ bsmt end unit is 1 of only 2 in this boutique complex that has 3 bdrms up (could add another down) & one of the largest flr plans! Traditional layout w/ formal living & dining rm leading to the stunning gourmet white kitchen w/ island seating for 3, & S/S appliances including gas. Step out to upper deck to barbeque yr round! Up has 3 well sized bdrms w/ primary boasting a 5 pc ensuite & wlk in closet. Down includes a 4 pc bthrm, a rec rm & flex space that could easily be that 4th bdrm! The lower patio has a large beautifully landscaped yard & is the perfect place to re energize. Parking for 3! Double garage & 1 on driveway! Zip around the corner to all that Fort Langley & Walnut Grove have to offer!