

Depth/Size (ft):		Bedrooms:	3	Approx. Year Built:	2001
Frontage (ft):		Bathrooms:	3	Age:	23
Lot Area:		Full Baths:	2	Zoning:	CD-1
Flood Plain:		Half Baths:	1	Gross Taxes:	\$3,625.01
Rear Yard Exp:		Maint. Fee:	353.20	For Tax Year:	2023
View:	No			P.I.D.:	025-107-534

Style of Home:	2 Storey	Parking:	Total: 2 - Covered: 1
Construction:	Frame - Wood	Covered Parking:	1
Exterior:	Vinyl	Parking Access:	Front
Foundation:		Parking:	Garage; Single,Open
Rain Screen:		Locker:	
Renovations:		Units in Dev:	
# of Fireplaces:	1 - Fuel: Gas - Natural	Distance to:	
Water Supply:	City/Municipal	Title to Land:	Freehold Strata
Fuel/Heating:	Baseboard,Natural Gas,Radiant	Property Disc:	Yes
Outdoor Area:	Fenced Yard,Patio(s)	PAD Rental:	
Type of Roof:	Asphalt	Fixtures Leased:	No
Floor Finish:	Carpet	Fixtures Rmvd:	No

View:	No
Mgmt. Company:	
Complex / Subdiv:	LOGAN CREEK
Services Connected:	Electricity,Natural Gas,Water
Legal:	STRATA LOT 42, PLAN LMS4222, SECTION 15, TOWNSHIP 8, NEW WESTMINSTER LAND DISTRICT, TOGETHER WITH AN INTEREST IN THE COMMON PROPERTY IN PROPORTION TO THE UNIT ENTITLEMENT OF THE STRATA LOT AS SHOWN ON FORM 1
Amenities:	In Suite Laundry
Site Influences:	Central Location,Recreation Nearby,Shopping Nearby
Features:	
Bylaw Restrict:	Pets Allowed w/Rest.,Rentals Allwd w/Restrctns
Listing Broker(s):	Royal LePage - Wolstencroft, Royal LePage - Wolstencroft

Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Kitchen	13' x 14'			
Main	Dining Room	12' x 10'			
Main	Family Room	15' x 14'			
Above	Primary Bedroom	18' x 15'			
Above	Bedroom	14' x 11'			
Above	Bedroom	10' x 10'			
Above	Den	9' x 10'			

Finished Floor (Main):	730 sqft	# Of Rooms:	7	Bathroom Floor	# of Pieces	Ensuite?
Finished Floor (Above):	700 sqft	# Of Kitchens:	1	Main	2	No
Finished Floor (Below):	0 sqft	# Of Levels:	2	Above	4	Yes
Finished Floor (Bsmt):	0 sqft	Suite:	None	Above	4	No
Finished Floor (Total):	1,430 sqft	Crawl/Bsmt Height:				
Unfinished Floor:	0 sqft	Basement:	None			
Grand Total:	1,430 sqft	Beds In Bsmt:	0 / 3			
		# Of Pets:	2 - Cats: Yes, Dogs: Yes			

Welcome to LOGAN CREEK! This expansive home boasts 1,429 square feet and has a wide and spacious floor plan making it feel like a detached home! 2 parking spots! Beautiful and private walkout backyard that is OVERSIZED and ideal for kids or pets! Walking distance to Langley Meadows School (path directly connects from complex). *BONUS* Roof and fencing have recently been completed throughout the complex and cabinets were painted! Expansive primary bedroom with vaulted ceilings! Open space upstairs was turned into a fourth bedroom but can be used as an office, playroom or nursery! Located in the highly competitive and sought after RE Mountain catchment which has one of few IB programs in the Fraser Valley! This is a home you won't want to miss out on!