

Depth/Size (ft):	143 Irreg	Bedrooms:	7	Approx. Year Built:	2001
Frontage (ft):	36.00	Bathrooms:	5	Age:	23
Lot Area (sq.ft.):	8,460.00	Full Baths:	4	Zoning:	RS-1B
Flood Plain:	No	Half Baths:	1	Gross Taxes:	\$7,238.60
Rear Yard Exp:				For Tax Year:	2022
View:	Yes			P.I.D.:	024-710-661

Style of Home:	2 Storey w/Bsmt.	Parking:	Total: 8 - Covered: 4
Construction:	Frame - Wood	Covered Parking:	4
Exterior:	Vinyl,Wood	Parking Access:	Front,Side
Foundation:		Parking:	Garage; Double,RV Parking Avail.
Rain Screen:		Locker:	
Renovations:	Partly	Units in Dev:	
# of Fireplaces:	2 - Fuel: Natural Gas	Distance to:	
Water Supply:	City/Municipal	Title to Land:	Freehold NonStrata
Fuel/Heating:	Natural Gas,Radiant	Property Disc:	Yes
Outdoor Area:	Patio(s) & Deck(s)	PAD Rental:	
Type of Roof:	Asphalt	Fixtures Leased:	No
Floor Finish:	Wall/Wall/Mixed	Fixtures Rmvd:	No

View: Yes : Golden Ears Mountains

Mgmt. Company:

Complex / Subdiv:

Services Connected: Electricity,Natural Gas,Sanitary Sewer,Storm Sewer,Water

Legal: LOT 10, PLAN LMP45003, SECTION 20, TOWNSHIP 12, NEW WESTMINSTER LAND DISTRICT

Amenities: In Suite Laundry,Workshop Detached

Site Influences: Cul-de-Sac,Paved Road,Private Yard

Features: ClthWsh/Dryr/Frdg/Stve/DW,Garage Door Opener,Hot Tub Spa/Swirlpool

Bylaw Restrict:

Listing Broker(s): Royal LePage Elite West

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Living Room	16'9 x 14'8	Main	Storage	5'11 x 13'4	Above	Walk-In Closet	5'9 x 4'8
Main	Kitchen	11'1 x 13'5	Main	Kitchen	9'6 x 9'8	Above	Bedroom	13'2 x 7'8
Main	Family Room	13'5 x 12'7	Main	Eating Area	8'4 x 9'8	Above	Bedroom	12'6 x 12'7
Main	Dining Room	11'4 x 12'1	Main	Living Room	17'10 x 11'9	Above	Bedroom	12'5 x 12'7
Main	Den	9'9 x 10'1	Main	Bedroom	9'6 x 9'9	Above	Study	3'10 x 6'2
Main	Den	9'9 x 10'1	Main	Bedroom	9'9 x 15'1	Bsmt	Media Room	14'3 x 20'5
Main	Foyer	7'1 x 8'10	Above	Primary Bedroom	18'10 x 19'3	Bsmt	Games Room	10'8 x 8'3

Finished Floor (Main):	2,230 sqft	# Of Rooms:	27	Bathroom Floor	# of Pieces	Ensuite?
Finished Floor (Above):	1,308 sqft	# Of Kitchens:	3	Main	4	No
Finished Floor (Below):	0 sqft	# Of Levels:	3	Main	2	No
Finished Floor (Bsmt):	1,883 sqft	Suite:	Unauthorized Suite	Above	4	Yes
Finished Floor (Total):	5,421 sqft	Crawl/Bsmt Height:		Above	4	No
Unfinished Floor:	0 sqft	Basement:	Fully Finished,Part	Bsmt	4	No
Grand Total:	5,421 sqft	Beds In Bsmt:	1 / 7			
		# Of Pets:				

STARS ALIGNING! This is the home you are looking for, with all of the 'I Wants'. Spotless and recently updated home with over 5400 sf of living space including 7 bedrooms, 4.5 bathrooms, 3 kitchens, a 2 car garage plus a detached 2 car garage. TWO SUITES! Both the 2 bedroom suite and the 1 bed plus den suite have been recently updated with new kitchens. Tucked away at the end of a cul-de-sac on a massive 8500 sf lot, this home enjoys views of the Golden Ears mountains. The primary bedroom on the upper floor is among the largest you'll find at over 18x18 with a massive walk-in closet and spa-like bathroom. This bedroom opens to a private martini deck to take in your morning coffee or evening cocktail while enjoying the mountain view! There's just way too much to list here!