

Lot Dimensions (ft):	50 x 120.00	Bedrooms:	3	Approx. Year Built:	1926
Frontage (ft):	50.00	Bathrooms:	2	Age:	99
Lot Area: (sq.ft.)	6,000.00	Full Baths:	2	Zoning:	R3
Flood Plain:	Yes	Half Baths:	0	Gross Taxes:	\$5,757.02
Rear Yard Exp:				For Tax Year:	2025
View:				P.I.D.:	012720917

Style of Home:	Rancher/Bungalow	Parking:	Total: 5
Construction Materials:	Frame Wood, Fibre Cement (Exterior), Mixed (Exterior), Stucco	Covered Parking:	
Foundation:	Block	Parking Features:	Open, Front Access, Lane Access, Gravel
Rain Screen:		Locker:	
Renovations:		Units in Dev:	
# of Fireplaces:	1 - Fuel: Gas	Distance to:	
Water Supply:	Public	Title to Land:	Freehold NonStrata
Fuel/Heating:	Forced Air, Heat Pump	Property Disc:	Yes
Outdoor Area:	Private Yard	PAD Rental:	
Type of Roof:	Asphalt	Fixtures Leased:	No
Floor Finish:	Hardwood, Tile	Fixtures Rmvd:	Yes

View:	
Mgmt. Company:	
Complex / Subdiv:	
Services Connected:	Electricity Connected, Natural Gas Connected, Water Connected
Legal:	LOT 7, BLOCK 9, PLAN NWP2482, DISTRICT LOT 52, NEW WESTMINSTER LAND DISTRICT
Amenities:	
Site Influences:	Central Location, Near Golf Course, Lane Access
Features:	Washer/Dryer, Dishwasher, Refrigerator, Stove, Open, Front Access, Lane Access, Gravel, Storage, Swirlpool/Hot Tub, Patio, Deck, Gas, Central Location, Near Golf Course, Lane Access, In Unit, Private Yard
Bylaw Restrict:	
Listing Broker(s):	

Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Primary Bedroom	11'3 x 12'6	Main	Walk-In Closet	7'8 x 3'4
Main	Bedroom	14'1 x 10'6			
Main	Bedroom	11'8 x 10'5			
Main	Kitchen	10'12 x 12'3			
Main	Dining Room	9'1 x 11'3			
Main	Living Room	15'3 x 13'6			
Main	Foyer	7'3 x 3'1			

Finished Floor (Main):	1,194 sqft	# Of Rooms:	8	Bathroom Floor	# of Pieces	Ensuite?
Finished Floor (Above):	0 sqft	# Of Kitchens:	1	Main	5	
Finished Floor (Below):	0 sqft	# Of Levels:		Main	3	0
Finished Floor (Bsmt):	0 sqft	Suite:	Unauthorized Suite			
Finished Floor (Total):	1,194 sqft	Crawl/Bsmt Height:				
Unfinished Floor:	0 sqft	Basement:	None			
Grand Total:	1,194 sqft	Beds In Bsmt:	0 / 3			
		Pets Allowed:				

Quintessential Crescent Beach Cottage. This beautifully designed and thoughtfully crafted Crescent Beach cottage is the perfect blend of charm, function and West Coast living. Every inch has been intentionally planned to create a home that lives larger than expected and offers everything you need for a relaxed, coastal lifestyle. Fully renovated in 2025, this home features modern comforts including air conditioning, a hot tub, and refreshing outdoor shower. A separate lane house provides finished space for guests, family, or a quiet studio. Step outside to over 900sqft. of outdoor living, complete with a fire pit, gas BBQ hookups, and roughed-in heating for year-round enjoyment. This property is the perfect retreat in one of the most beloved seaside communities.