



Presented by:
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elevation

Active
R2230462
Board: F
House/Single Family

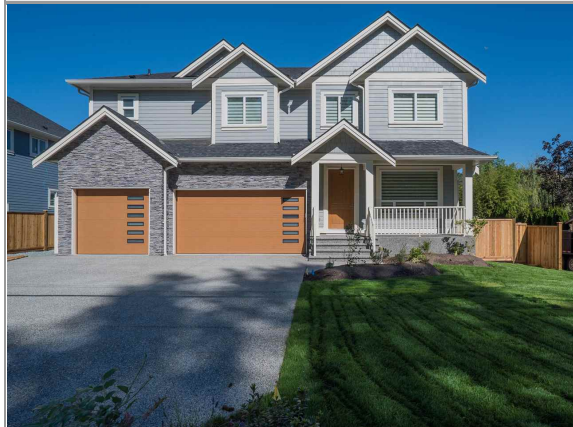
1 20375 98 AVENUE

Langley
Walnut Grove
V1M 3E2

Residential Detached

\$1,490,000 (LP)

(SP)



Sold Date:	Frontage (feet):	69.00	Original Price: \$1,490,000
Meas. Type: Feet	Bedrooms:	6	Approx. Year Built: 2017
Depth / Size:	Bathrooms:	6	Age: 1
Lot Area (sq.ft.): 7,107.00	Full Baths:	4	Zoning: RU-1
Flood Plain:	Half Baths:	2	Gross Taxes: \$3,469.60
Rear Yard Exp: South			For Tax Year: 2017
Council Apprv?:			Tax Inc. Utilities?: Yes
If new, GST/HST inc?:			P.I.D.: 030-224-624
			Tour:

View: **No** :
Complex / Subdiv: **Alexander Lane**
Services Connected: **Electricity, Natural Gas, Sanitary Sewer, Storm Sewer, Water**

Style of Home: **2 Storey w/Bsmt.**
Construction: **Frame - Wood**
Exterior: **Hardi Plank, Stone, Wood**
Foundation: **Concrete Perimeter**
Rain Screen:
Renovations:
of Fireplaces: **2**
Fireplace Fuel: **Natural Gas**
Water Supply: **City/Municipal**
Fuel/Heating: **Forced Air, Heat Pump, Natural Gas**
Outdoor Area: **Balcny(s) Patio(s) Dck(s), Fenced Yard, Sundeck(s)**
Type of Roof: **Asphalt**

Reno. Year:
R.I. Plumbing:
R.I. Fireplaces:

Total Parking: **9** Covered Parking: **3** Parking Access: **Front**
Parking: **Garage; Double**

Dist. to Public Transit:
Title to Land: **Freehold Strata** Dist. to School Bus:

Property Disc.: **No**
PAD Rental:
Fixtures Leased: **No** :
Fixtures Rmvd: **No** :
Floor Finish: **Hardwood, Wall/Wall/Mixed**

Legal: **STRATA LOT 2 DISTRICT LOT 124 GROUP 2 NEW WESTMINSTER DISTRICT STRATA PLAN EPS4212**

Amenities: **Assisted Living, Garden, Guest Suite, In Suite Laundry**

Site Influences: **Golf Course Nearby, Paved Road, Recreation Nearby, Shopping Nearby**

Features: **ClthWsh/Dryr/Frdg/Stve/DW, Drapes/Window Coverings, Garage Door Opener, Security System, Vacuum Blt. In**

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Den	10'8 x 10'8	Bsmt	Kitchen	15'8 x 15'4			x
Main	Family Room	19' x 15'4	Bsmt	Living Room	8'6 x 15'4			x
Main	Dining Room	20' x 11'2	Bsmt	Bedroom	12'6 x 11'4			x
Main	Kitchen	20' x 11'2	Bsmt	Bedroom	14'10 x 11'8			x
Main	Mud Room	12'2 x 6'			x			x
Above	Master Bedroom	20' x 13'10			x			x
Above	Bedroom	11'8 x 12'4			x			x
Above	Bedroom	16'10 x 12'6			x			x
Above	Bedroom	18' x 14'4			x			
Bsmt	Media Room	18' x 16'10			x			

Finished Floor (Main): **1,306**
Finished Floor (Above): **1,554**
Finished Floor (Below): **0**
Finished Floor (Basement): **1,306**
Finished Floor (Total): **4,166 sq. ft.**

Unfinished Floor: **0**
Grand Total: **4,166 sq. ft.**

of Rooms: **14**
of Kitchens: **2**
of Levels: **3**
Suite: **Legal Suite**
Crawl/Bsmt. Height:
Beds in Basement: **2** Beds not in Basement: **4**
Basement: **Full**

Bath	Floor	# of Pieces	Ensuite?
1	Main	2	No
2	Above	4	Yes
3	Above	4	Yes
4	Above	4	Yes
5	Bsmt	4	No
6	Bsmt	2	No
7			
8			

Outbuildings
Barn:
Workshop/Shed:
Pool:
Garage Sz:
Door Height:

Listing Broker(s): **RE/MAX Treeland Realty**

RE/MAX Treeland Realty

Exquisite design and modern comfort are uniquely embodied in every brand new Alexander Lane home. Intelligently appointed, gourmet kitchens feature broad walk-in pantries, stainless steel appliances and quartz counter tops beneath luxurious high ceilings on main and upper. Posh outdoor fireplace allow for year round entertaining while media rooms are ideal for nights in. Each lofty second floor bedroom is pampered by custom closets and individual or shared, full en-suites - offering privacy for all family members. Lower level presents equally dazzling 2BR legal suites. Quality craftsmanship and superior finishes inside and out complete these stunning contemporary family homes.