



Presented by:
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elevation

Active
R2277433

Board: F
Townhouse

5 19690 56 AVENUE

Langley
Langley City
V3A 3X6

Residential Attached

\$424,900 (LP)

(SP)



Sold Date:
Meas. Type:
Depth / Size (ft.):
Lot Area (sq.ft.): **0.00**
Flood Plain:
Council Apprv?:
Exposure:
If new, GST/HST inc?:

Frontage (feet):
Frontage (metres):
Bedrooms: **3**
Bathrooms: **2**
Full Baths: **1**
Half Baths: **1**
Maint. Fee: **\$246.74**

Original Price: **\$434,900**
Approx. Year Built: **1987**
Age: **31**
Zoning: **RM1**
Gross Taxes: **\$1,139.49**
For Tax Year: **2017**
Tax Inc. Utilities?: **No**
P.I.D.: **011-986-573**
Tour:

Mgmt. Co's Name: **Self Managed**

Mgmt. Co's Phone:

View:

:

Complex / Subdiv: **McLellan Corner**

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

Style of Home: **End Unit, Rancher/Bungalow**

Construction: **Frame - Wood**

Exterior: **Vinyl**

Foundation: **Concrete Slab**

Rain Screen:

Renovations:

Water Supply: **City/Municipal**

Fireplace Fuel: **Gas - Natural**

Fuel/Heating: **Baseboard, Electric**

Outdoor Area: **Balcony(s)**

Type of Roof: **Asphalt**

Reno. Year:
R.I. Plumbing:
R.I. Fireplaces:
of Fireplaces: **1**

Total Parking: **2** Covered Parking: **1**

Parking: **Carport; Single**

Parking Access:

Locker:

Dist. to School Bus:

Total Units in Strata: **5**

Dist. to Public Transit:

Units in Development:

Title to Land: **Freehold Strata**

Property Disc.: **No**

Fixtures Leased: **:**

Fixtures Rmvd: **:**

Floor Finish: **Mixed**

Maint Fee Inc: **Garbage Pickup, Gardening**

Legal: **PL NWS2850 LT 5 LD 36 SEC 3 TWP 8 STRATA LOT AS SHOWN ON FORM 1 OR V AS APPROPRIATE**

Amenities: **In Suite Laundry, Storage**

Site Influences: **Central Location, Lane Access, Recreation Nearby, Shopping Nearby**

Features: **ClthWsh/Dryr/Frdg/Stve/DW**

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Living Room	18' x 13'8			x			x
Main	Kitchen	8' x 8'			x			x
Main	Dining Room	8' x 6'			x			x
Main	Master Bedroom	15' x 11'6			x			x
Main	Bedroom	11'6 x 11'			x			x
Main	Bedroom	11' x 10'			x			x
Main	Laundry	8' x 5'			x			x
		x			x			x
		x			x			x
		x			x			x

Finished Floor (Main):	1,026	# of Rooms: 7	# of Kitchens: 1	# of Levels: 1	Bath	Floor	# of Pieces	Ensuite?	Outbuildings
Finished Floor (Above):	0	Crawl/Bsmt. Height:			1	Main	2	Yes	Barn:
Finished Floor (Below):	0	Restricted Age:			2	Main	4	No	Workshop/Shed:
Finished Floor (Basement):	0	# of Pets:	Cats:	Dogs:	3				Pool:
Finished Floor (Total):	1,026 sq. ft.	# or % of Rentals Allowed:			4				Garage Sz:
Unfinished Floor:	0	Bylaws: Pets Not Allowed, Smoking Restrictions			5				Door Height:
Grand Total:	1,026 sq. ft.	Basement: None			6				
					7				
					8				

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

RE/MAX Treeland Realty

Come and see this end unit at McLellan Corner! This town home features an open space living area with a gas fireplace, a southern exposure, a spacious master bedroom with a 2-piece ensuite, and low maintenance fees! BONUS features includes ample storage and an in-suite laundry! Great for an investment property as long-term tenants want to stay. Future investment potential as the designation for this property has changed on the official community plan. Call to view today!