



Presented by:
Joel Schacter
 RE/MAX Treeland Realty
 Phone: 604-533-3491
www.elevationrealestate.ca
joel@elevationrealestate.ca

elevation

Active
R2360171
 Board: F
 Townhouse

14 8814 216 STREET

Langley
 Walnut Grove
 V1M 2Z9

Residential Attached

\$459,900 (LP)

(SP)



Sold Date: Frontage (feet): Original Price: **\$459,900**
 Meas. Type: Frontage (metres): Approx. Year Built: **2000**
 Depth / Size (ft.): Bedrooms: **3** Age: **19**
 Lot Area (sq.ft.): **0.00** Bathrooms: **2** Zoning: **CD-24**
 Flood Plain: Full Baths: **2** Gross Taxes: **\$2,255.94**
 Council Apprv?: Half Baths: **0** For Tax Year: **2018**
 Exposure: Maint. Fee: **\$346.87** Tax Inc. Utilities?: **No**
 If new, GST/HST inc?: **Yes** P.I.D.: **024-824-666**
 Mgmt. Co's Name: **NAI Goddard & Smith** Tour: [Virtual Tour URL](#)
 Mgmt. Co's Phone: **604-534-7974**
 View: **Yes: Mountain Views**
 Complex / Subdiv: **Redwood Corner**
 Services Connected: **Electricity, Natural Gas, Sanitary Sewer, Storm Sewer, Water**
 Sewer Type: **Sanitation**

Style of Home: 2 Storey	Total Parking: Covered Parking: Parking Access:
Construction: Frame - Wood	Parking: Open, Visitor Parking
Exterior: Vinyl	Locker: N
Foundation: Concrete Perimeter	Dist. to Public Transit:
Rain Screen:	Units in Development:
Renovations:	Title to Land: Freehold Strata
Water Supply: City/Municipal	Property Disc.: Yes
Fireplace Fuel: Gas - Natural	Fixtures Leased: No
Fuel/Heating: Baseboard	Fixtures Rmvd: No
Outdoor Area: Balcony(s)	Floor Finish: Laminate, Wall/Wall/Mixed
Type of Roof: Asphalt	

Maint Fee Inc: **Garbage Pickup, Gardening, Gas, Management, Snow removal**
 Legal: **STRATA LOT 13 PLAN LMS4226 SECTION 31 TOWNSHIP 11 LAND DISTRICT 36 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: **Golf Course Nearby, Recreation Nearby, Shopping Nearby**
 Features: **ClthWsh/Dryr/Frdg/Stve/DW, Microwave, Security System**

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Living Room	20' x 17'			x			x
Main	Dining Room	15' x 10'			x			x
Main	Kitchen	10' x 13'			x			x
Main	Nook	8' x 7'			x			x
Above	Master Bedroom	15'5 x 14'5			x			x
Above	Bedroom	9' x 13'			x			x
Above	Bedroom	10' x 15'			x			x
		x			x			x
		x			x			x
		x			x			x

Finished Floor (Main): 698	# of Rooms: 7	# of Kitchens: 1	# of Levels: 2	Bath	Floor	# of Pieces	Ensuite?	Outbuildings
Finished Floor (Above): 783	Crawl/Bsmt. Height:			1	Above	4	Yes	Barn:
Finished Floor (Below): 0	Restricted Age:			2	Above	4	No	Workshop/Shed:
Finished Floor (Basement): 0	# of Pets: 1	Cats: Yes	Dogs: Yes	3				Pool:
Finished Floor (Total): 1,481 sq. ft.	# or % of Rentals Allowed:			4				Garage Sz:
	Bylaws: Pets Allowed w/Rest., Rentals Not Allowed			5				Grg Dr Ht:
Unfinished Floor: 0	Basement: None			6				
Grand Total: 1,481 sq. ft.				7				
				8				

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

RE/MAX Treeland Realty

Welcome to Redwoods Corner. This 3 bedroom 2 bathroom townhome features a bright and open space, a balcony and north facing windows with spectacular mountain views, all on the main floor! Kitchen equipped with breakfast bar opening into spacious dining area. Fresh paint throughout. Upstairs are 3 bedrooms including a generously sized master bedroom with a full en-suite and lots of closet space. Second west-facing balcony off of the master bedroom. 2 parking spots included, 1 covered. Neighbourhood is quiet after 6pm as businesses are closed. Situated in the heart of Walnut Grove, this home is right next to public transportation, a golf course around the corner, and steps from schools, shopping, and recreation!