109-20443 53 AVENUE COUNTRYSIDE ESTATES

2 BEDROOM | 2 BATHROOM | LIVING AREA: 1,233 SQFT



Dutch clean, super bright, and freshly painted spacious home with an updated kitchen! This rare-to-find condo features a massive living area and large bedrooms, a gas fireplace, and a walk-in laundry room with space for a side-byside washer & dryer. Flexible floor plan with each bedroom tucked on the opposite side of the unit for maximum privacy, ideal for any living arrangement. Master bedroom offers mirrored walkthrough closets leading to the wellappointed ensuite. Stay cool in the summer and warm in the winter at this ground floor corner unit, which also boasts 2 extensive outdoor patios with your own space for a lovely garden and great privacy from the neighbours. The storage locker is conveniently located on the same floor. BONUS! This unit has 2 underground parking stalls included, as well as plenty of visitor parking!

JOEL & TYLER SCHACTER *PERSONAL REAL ESTATE CORPORATION

604-704-8551 info@!elevationrealestate.ca



Not intended to solicit properties currently listed for sale or individuals currently under contract with a Brokerage

WALK SCORE



Somewhat Walkable Some errands can be

accomplished on foot



Good Transit

Many nearby public transportation options



Very Bikeable Biking is convenient for most trips

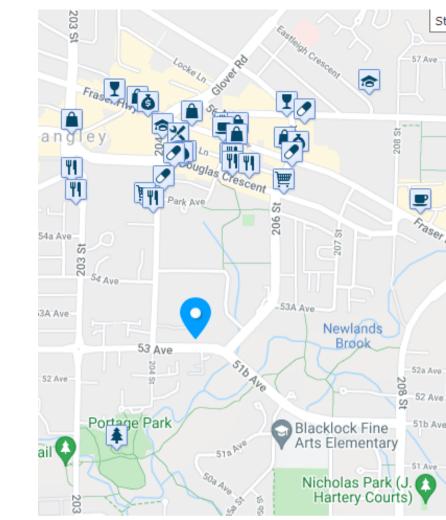
































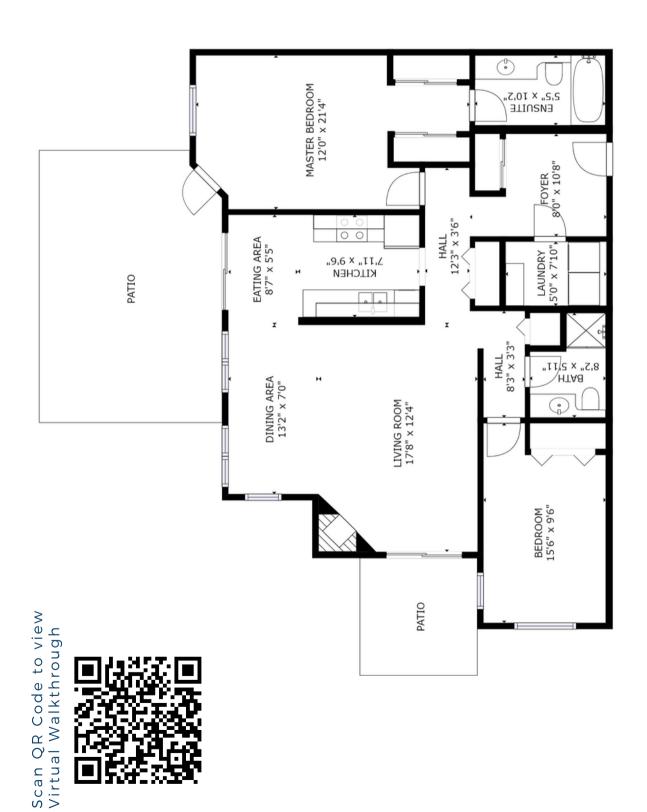




🗖 Matterport

GROSS INTERNAL AREA FLOOR 1: 1181 sq. ft TOTAL: 1181 sq. ft SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.





Active R2633795 Board: F	109 20443 53 AVENUE Langley Langley City			Residential Attached \$529,900 (LP)		
Apartment/Condo		3A 7A6				
	Sold Date:		If new, GST/HST inc?:		Original Price: \$529,900	
	Meas. Type:		Bedrooms:	2	Approx. Year Built:	
	Frontage(feet):		Bathrooms:	2	Age:	26
	Frontage(metre	s):	Full Baths:	2	Zoning:	RM2
	Depth / Size (ft.	.):	Half Baths:	0	Gross Taxes:	\$1,659.43
	Sq. Footage:	0.00			For Tax Year:	2021
	Flood Plain:		P.I.D.: 018-9	956-289	Tax Inc. Utilities?:	No
	View:	No :				
	Complex / Subd	iv: Countryside	e Estates			
and the second s	Services Connct	d: Electricity,	Natural Gas, S	anitary Sewe	r, Storm Sewer, Wa	ater
	Sewer Type:	City/Munici	ipal Water	Supply: City/	Municipal	
Style of Home:End Unit, Ground Level UnitConstruction:Frame - WoodExterior:StuccoFoundation:Concrete Perimeter		Dist. to Public Ti	je; Underground ransit: 1 Block Freehold Strat	d, Visitor Parki D	ng Access: ng ist. to School Bus: 1 Blo	ck
Renovations:	Reno. Year:	Fixtures Leased:				
	Rain Screen:					
	Metered Water: R.I. Plumbing:	Fixtures Rmvd:	No :			
Outdoor Area: Patio(s)	K.I. Plulibilig:	Floor Finish:	Laminate, Viny	/l/Linoleum		
Type of Roof: Asphalt						
Legal: STRATA LOT 51 DISTRICT LOT 36 GROUP 2 NEW WESTM	INSTER DISTRICTSTRA	TA PLAN LMS1236	TOGETHER WITH A	N INTEREST IN T	E COMMON PROPERTY IN	DD OD OD TON TO
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Listing Broker(s): RE/MAX Treeland Realty

The above information is provided by members of the BC Northern Real Estate Board, Chilliwack & District Real Estate Board, Fraser Valley Real Estate Board or Real Estate Board of Greater Vancouver Board ("the Boards") and is from sources believed reliable but should not be relied upon without verification. The Boards assume no responsibility for its accuracy. PREC* indicates 'Personal Real Estate Corporation'.

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