



Presented by:  
**Michele Cummins - PREC**  
 RE/MAX Little Oak Realty (Mission)  
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**Active** Residential Attached  
**R2421360** **\$299,900** (LP)  
 Board: F (SP)   
 Apartment/Condo

**306 14355 103 AVENUE**

North Surrey  
 Whalley  
 V3T 5V5



Sold Date: Meas. Type: <b>Feet</b> Depth / Size (ft.): <b>0</b> Lot Area (sq.ft.): <b>0.00</b> Flood Plain: Council Apprv?: <b>No</b> Exposure: <b>West</b> If new, GST/HST inc?: Mgmt. Co's Name: <b>PACIFIC QUORUM</b> Mgmt. Co's Phone: <b>604-635-0260</b> View: Complex / Subdiv: <b>CLARIDGE COURT</b> Services Connected: <b>Electricity, Natural Gas, Sanitary Sewer, Water</b> Sewer Type: <b>City/Municipal</b>	Frontage (feet): <b>0.00</b> Frontage (metres): <b>0.00</b> Bedrooms: <b>1</b> Bathrooms: <b>1</b> Full Baths: <b>1</b> Half Baths: <b>0</b> Maint. Fee: <b>\$1.00</b>	Original Price: <b>\$308,900</b> Approx. Year Built: <b>1995</b> Age: <b>24</b> Zoning: <b>STRATA</b> Gross Taxes: <b>\$1,419.66</b> For Tax Year: <b>2019</b> Tax Inc. Utilities?: P.I.D.: <b>023-168-161</b> Tour:
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Style of Home: <b>Inside Unit, Upper Unit</b> Construction: <b>Frame - Wood</b> Exterior: <b>Vinyl</b> Foundation: <b>Concrete Perimeter</b> Rain Screen: Renovations: Water Supply: <b>City/Municipal</b> Fireplace Fuel: <b>Gas - Natural</b> Fuel/Heating: <b>Baseboard, Electric</b> Outdoor Area: <b>Sundeck(s)</b> Type of Roof: <b>Other</b>	Reno. Year: R.I. Plumbing: <b>No</b> Metered Water: R.I. Fireplaces: <b>0</b> # of Fireplaces: <b>1</b>	Total Parking: <b>1</b> Covered Parking: <b>1</b> Parking Access: <b>Side</b> Parking: <b>Garage; Underground, Visitor Parking</b> Locker: <b>Y</b> Dist. to Public Transit: <b>1 BLOCK</b> Units in Development: <b>144</b> Title to Land: <b>Freehold Strata</b> Property Disc.: <b>No</b> Fixtures Leased: <b>No : SOLD AS IS WHERE IS AT COMPLET</b> Fixtures Rmvd: <b>No : SOLD AS IS WHERE IS AT COMPLET</b> Floor Finish: <b>Laminate, Tile</b> Dist. to School Bus: <b>3 BLOCKS</b> Total Units in Strata: <b>144</b>
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Maint Fee Inc: **Gardening, Hot Water, Management**  
 Legal: **STRATA LOT 78 SECTION 25 BLOCK 5 NORTH RANGE 2 WEST NEW WESTMINSTER DISTRICT STRATA PLAN LMS2030 TOGETHER WITH AN INTEREST IN THE COMMON PROPERTY IN PROPORTION TO THE UNIT ENTITLEMENT OF THE STRATA LOT AS SHOWN ON FORM 1**  
 Amenities: **Bike Room, Club House, Elevator, In Suite Laundry, Wheelchair Access**

Site Influences: **Central Location, Recreation Nearby**  
 Features:

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Foyer	4'0 x 3'3			x			x
Main	Kitchen	8'10 x 8'6			x			x
Main	Living Room	11'10 x 11'8			x			x
Main	Dining Room	11'10 x 5'8			x			x
Main	Master Bedroom	16'5 x 9'5			x			x
Main	Laundry	4'3 x 3'0			x			x
Main	Den	11'0 x 7'0			x			x
		x			x			x
		x			x			x
		x			x			x

Finished Floor (Main): <b>729</b> Finished Floor (Above): <b>0</b> Finished Floor (Below): <b>0</b> Finished Floor (Basement): <b>0</b> Finished Floor (Total): <b>729 sq. ft.</b>	# of Rooms: <b>7</b> # of Kitchens: <b>1</b> # of Levels: <b>1</b> Craw/Bsmt. Height: Restricted Age: # of Pets: Cats: Dogs: # or % of Rentals Allowed: Bylaws: <b>Pets Allowed w/Rest., Rentals Allwd w/Restrctns</b> Basement: <b>None</b>	Bath: 1 2 3 4 5 6 7 8	Floor: <b>Main</b> # of Pieces: <b>4</b> Ensuite?: <b>No</b>	Outbuildings Barn: Workshop/Shed: Pool: Garage Sz: Grg Dr Ht:
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Listing Broker(s): **Royal LePage West Real Estate Services**

**WOW!! Prime N. Surrey location. "Claridge Court" complex. Unique 1 bedroom and den unit. Features include, laminate floors throughout, formal living area with door to sundeck and gas fireplace, large kitchen with sink overlooking pass thru to dining area, large master bedroom and a den for additional living space. A very convenient local close to Skytrain, Surrey Centre Mall, Surrey Rec Centre yet located off the busy path on a quiet side street. The building has been Rain-screened in 2004 adding to your peace of mind. Locker, 1 parking stall and a secure bike room. Unit faces West overlooking the openness of the street behind. Needs updating and some work.**



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**Active** **201 9295 122 STREET** Residential Attached  
**R2416614** Surrey **\$306,900 (LP)**  
 Board: F Queen Mary Park Surrey (SP)   
 Apartment/Condo V3V 4L4



Sold Date: Frontage (feet): Original Price: **\$325,500**  
 Meas. Type: **Feet** Frontage (metres): Approx. Year Built: **1987**  
 Depth / Size (ft.): Bedrooms: **1** Age: **33**  
 Lot Area (sq.ft.): **0.00** Bathrooms: **1** Zoning: **MF**  
 Flood Plain: Full Baths: **1** Gross Taxes: **\$1,320.82**  
 Council Apprv?: Half Baths: **0** For Tax Year: **2019**  
 Exposure: Maint. Fee: **\$328.39** Tax Inc. Utilities?:  
 If new, GST/HST inc?: P.I.D.: **007-039-883**  
 Mgmt. Co's Name: **Crossroads Management** Tour:  
 Mgmt. Co's Phone:  
 View: :  
 Complex / Subdiv: **Kensington Gardens**  
 Services Connected: **Electricity, Natural Gas, Storm Sewer, Water**  
 Sewer Type: **City/Municipal**

Style of Home: <b>1 Storey, Corner Unit</b>	Total Parking: <b>1</b>	Covered Parking: <b>1</b>	Parking Access:
Construction: <b>Frame - Wood</b>	Parking: <b>Garage; Underground</b>		Locker: <b>N</b>
Exterior: <b>Vinyl</b>	Dist. to Public Transit:		Dist. to School Bus:
Foundation: <b>Concrete Block</b>	Units in Development: <b>100</b>		Total Units in Strata:
Rain Screen:	Title to Land: <b>Freehold Strata</b>		
Renovations:	Property Disc.: <b>No</b>		
Water Supply: <b>City/Municipal</b>	Fixtures Leased: :		
Fireplace Fuel: <b>Gas - Natural</b>	Fixtures Rmvd: :		
Fuel/Heating: <b>Electric</b>	Floor Finish:		
Outdoor Area: <b>Balcony(s)</b>			
Type of Roof: <b>Tar &amp; Gravel</b>			

Maint Fee Inc: **Garbage Pickup, Gardening, Management**  
 Legal: **PL NWS2395 LT 61 LD 36 SEC 31 TWP 2 ENTITLEMENT OF THE STRATA LOT AS SHOWN ON FORM 1.**

Amenities: **Club House, Elevator, In Suite Laundry, Pool; Outdoor**

Site Influences:  
 Features:

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Living Room	15' x 16'			x			x
Main	Dining Room	11' x 10'			x			x
Main	Master Bedroom	15' x 11'11"			x			x
Main	Den	12' x 8'3"			x			x
Main	Storage	9' x 4'			x			x
					x			x
					x			x
					x			x
					x			x
					x			x

Finished Floor (Main): <b>1,173</b>	# of Rooms: <b>5</b>	# of Kitchens: <b>0</b>	# of Levels: <b>1</b>	Bath	Floor	# of Pieces	Ensuite?	Outbuildings
Finished Floor (Above): <b>0</b>	Crawl/Bsmt. Height:			1	<b>Main</b>	<b>4</b>	<b>Yes</b>	Barn:
Finished Floor (Below): <b>0</b>	Restricted Age: <b>45+</b>			2				Workshop/Shed:
Finished Floor (Basement): <b>0</b>	# of Pets:	Cats:	Dogs:	3				Pool:
Finished Floor (Total): <b>1,173 sq. ft.</b>	# or % of Rentals Allowed:			4				Garage Sz:
	Bylaws: <b>Age Restrictions, Pets Allowed w/Rest., Rentals Not Allowed</b>			5				Grg Dr Ht:
Unfinished Floor: <b>0</b>	Basement: <b>None</b>			6				
Grand Total: <b>1,173 sq. ft.</b>				7				
				8				

Listing Broker(s): **eXp Realty**

**Kensington Gate - 45 plus gated Community, featuring outdoor pool, hot tub in building, indoor parking and wide open floor plan. Large 1 Bedroom With Den (Possible 2nd Bedroom), Large Kitchen and Living Area. Good size Balcony! Pets allowed 2 dogs or 2 cats, or 1 each - max height is 14 inches at the shoulder. Amenities include outdoor pool, sauna and club house.**



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**Active** **114 8068 120A STREET** Residential Attached  
**R2404665** Surrey **\$319,000 (LP)**  
 Board: F Queen Mary Park Surrey (SP)   
 Apartment/Condo V3W 3P3



Sold Date: Frontage (feet): Original Price: **\$319,000**  
 Meas. Type: Frontage (metres): Approx. Year Built: **1995**  
 Depth / Size (ft.): Bedrooms: **1** Age: **24**  
 Lot Area (sq.ft.): **0.00** Bathrooms: **1** Zoning: **MF**  
 Flood Plain: **Exempt** Full Baths: **1** Gross Taxes: **\$1,345.83**  
 Council Apprv?: Half Baths: **0** For Tax Year: **2019**  
 Exposure: Maint. Fee: **\$211.86** Tax Inc. Utilities?: **No**  
 If new, GST/HST inc?: P.I.D.: **023-216-751**  
 Mgmt. Co's Name: **Davin MGMT** Tour:  
 Mgmt. Co's Phone:  
 View: **:**  
 Complex / Subdiv: **Melrose Place**  
 Services Connected: **Electricity, Natural Gas, Sanitary Sewer, Water**  
 Sewer Type: **City/Municipal**

Style of Home: <b>Ground Level Unit</b>	Total Parking: <b>1</b>	Covered Parking: <b>1</b>	Parking Access:
Construction: <b>Frame - Wood</b>	Parking: <b>Garage; Underground</b>		Locker: <b>Y</b>
Exterior: <b>Mixed</b>	Dist. to Public Transit: <b>Close</b>	Dist. to School Bus: <b>Close</b>	
Foundation: <b>Concrete Perimeter</b>	Units in Development:	Total Units in Strata:	
Rain Screen:	Title to Land: <b>Freehold Strata</b>		
Renovations:	Property Disc.: <b>No</b>		
Water Supply: <b>City/Municipal</b>	Metered Water:		
Fireplace Fuel: <b>Gas - Natural</b>	R.I. Fireplaces:		
Fuel/Heating: <b>Electric</b>	# of Fireplaces: <b>1</b>		
Outdoor Area: <b>Patio(s)</b>	Fixtures Leased: <b>No</b>		
Type of Roof: <b>Asphalt</b>	Fixtures Rmvd: <b>No</b>		
	Floor Finish: <b>Laminate, Tile</b>		

Maint Fee Inc: **Caretaker, Gardening, Gas, Hot Water, Management**  
 Legal: **STRATA LOT 14 SECTION 30 TOWNSHIP 2 NEW WESTMINSTER DISTRICT PLAN LMS2149**

Amenities: **Club House, Elevator, In Suite Laundry, Storage**

Site Influences:  
 Features:

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Living Room	14' x 11'			x			x
Main	Kitchen	10' x 10'			x			x
Main	Dining Room	11' x 8'			x			x
Main	Master Bedroom	15' x 11'			x			x
					x			x
					x			x
					x			x
					x			x
					x			x
					x			x

Finished Floor (Main): <b>704</b>	# of Rooms: <b>4</b>	# of Kitchens: <b>1</b>	# of Levels: <b>1</b>	Bath	Floor	# of Pieces	Ensuite?	Outbuildings
Finished Floor (Above): <b>0</b>	Crawl/Bsmt. Height:			1	<b>Main</b>	<b>4</b>	<b>No</b>	Barn:
Finished Floor (Below): <b>0</b>	Restricted Age:			2				Workshop/Shed:
Finished Floor (Basement): <b>0</b>	# of Pets:	Cats:	Dogs:	3				Pool:
Finished Floor (Total): <b>704 sq. ft.</b>	# or % of Rentals Allowed:			4				Garage Sz:
	Bylaws: <b>Pets Allowed w/Rest., Rentals Allwd w/Restrctns</b>			5				Grg Dr Ht:
Unfinished Floor: <b>0</b>	Basement: <b>None</b>			6				
Grand Total: <b>704 sq. ft.</b>				7				
				8				

Listing Broker(s): **Homelife Benchmark Realty Corp. (White Rock)**

**Melrose Place ground floor one bedroom, one bathroom unit on quiet side of building. Court ordered sale-as is where is. Great central location, steps from shopping and bus lines.**



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**Active** **306 13525 96 AVENUE** Residential Attached  
**R2419522** North Surrey **\$349,999 (LP)**  
 Board: F Whalley (SP)   
 Apartment/Condo V3V 1Y8



Sold Date: Frontage (feet): Original Price: **\$349,999**  
 Meas. Type: Frontage (metres): Approx. Year Built: **1982**  
 Depth / Size (ft.): Bedrooms: **2** Age: **37**  
 Lot Area (sq.ft.): **0.00** Bathrooms: **1** Zoning: **MFR70**  
 Flood Plain: Full Baths: **1** Gross Taxes: **\$1,463.41**  
 Council Apprv?: Half Baths: **0** For Tax Year: **2019**  
 Exposure: Maint. Fee: **\$306.87** Tax Inc. Utilities?: **No**  
 If new, GST/HST inc?: P.I.D.: **002-104-865**  
 Mgmt. Co's Name: **Axis Strata Management** Tour:  
 Mgmt. Co's Phone:  
 View: **:**  
 Complex / Subdiv: **PARKSWOOD**  
 Services Connected: **Electricity, Natural Gas, Sanitary Sewer, Storm Sewer, Water**  
 Sewer Type: **City/Municipal**

Style of Home: <b>Inside Unit</b>	Total Parking:	Covered Parking:	Parking Access:
Construction: <b>Frame - Wood</b>	Parking: <b>Other</b>		Locker: <b>Y</b>
Exterior: <b>Stucco, Wood</b>	Dist. to Public Transit:		Dist. to School Bus:
Foundation: <b>Concrete Perimeter</b>	Units in Development:		Total Units in Strata:
Rain Screen: <b>No</b>	Title to Land: <b>Freehold Strata</b>		
Renovations:	Property Disc.: <b>No</b>		
Water Supply: <b>City/Municipal</b>	Fixtures Leased: <b>:</b>		
Fireplace Fuel:	Fixtures Rmvd: <b>:</b>		
Fuel/Heating: <b>Baseboard, Electric</b>	Floor Finish:		
Outdoor Area: <b>Balcony(s)</b>			
Type of Roof: <b>Tar &amp; Gravel</b>			

Maint Fee Inc: **Caretaker, Garbage Pickup, Gardening, Management**  
 Legal: **STRATA LOT 33, PLAN NWS1859, SECTION 34, RANGE 2, NEW WESTMINSTER LAND DISTRICT, TOGETHER WITH AN INTEREST IN THE COMMON PROPERTY IN PROPORTION TO THE UNIT ENTITLEMENT OF THE STRATA LOT AS SHOWN ON FORM 1 OR V, AS APPROPRIATE**  
 Amenities: **Elevator**

Site Influences:  
 Features:

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Living Room	0' x 0'			x			x
Main	Dining Room	0' x 0'			x			x
Main	Media Room	0' x 0'			x			x
Main	Bedroom	0' x 0'			x			x
Main	Kitchen	0' x 0'			x			x
Main	Master Bedroom	0' x 0'			x			x
		x			x			x
		x			x			x
		x			x			x
		x			x			x

Finished Floor (Main): <b>1,023</b>	# of Rooms: <b>6</b>	# of Kitchens: <b>1</b>	# of Levels: <b>1</b>	Bath: <b>1</b>	Floor: <b>Main</b>	# of Pieces: <b>3</b>	Ensuite?: <b>No</b>	Outbuildings:
Finished Floor (Above): <b>0</b>	Crawl/Bsmt. Height:			2				Barn:
Finished Floor (Below): <b>0</b>	Restricted Age:			3				Workshop/Shed:
Finished Floor (Basement): <b>0</b>	# of Pets:	Cats:	Dogs:	4				Pool:
Finished Floor (Total): <b>1,023 sq. ft.</b>	# or % of Rentals Allowed:			5				Garage Sz:
	Bylaws: <b>Pets Allowed w/Rest., Rentals Not Allowed</b>			6				Grg Dr Ht:
Unfinished Floor: <b>0</b>	Basement: <b>None</b>			7				
Grand Total: <b>1,023 sq. ft.</b>				8				

Listing Broker(s): **Stonehaus Realty Corp.**

**Parkwood's complex is well known for its great central location close to skytrain, shopping, schools, hospital, restaurants, parks and more.**



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**Active**  
**R2414139**  
Board: F  
Townhouse

## 224 14861 98 AVENUE

North Surrey  
Guildford  
V3R 0A2

Residential Attached  
**\$459,900** (LP)  
(SP)



Sold Date:	Frontage (feet):	Original Price: <b>\$499,900</b>
Meas. Type: <b>Feet</b>	Frontage (metres):	Approx. Year Built: <b>1988</b>
Depth / Size (ft.):	Bedrooms: <b>2</b>	Age: <b>31</b>
Lot Area (sq.ft.): <b>0.00</b>	Bathrooms: <b>2</b>	Zoning: <b>RM45</b>
Flood Plain:	Full Baths: <b>2</b>	Gross Taxes: <b>\$1,888.57</b>
Council Apprv?: <b>No</b>	Half Baths: <b>0</b>	For Tax Year: <b>2019</b>
Exposure: <b>South</b>	Maint. Fee: <b>\$285.00</b>	Tax Inc. Utilities?: <b>No</b>
If new, GST/HST inc?:		P.I.D.: <b>015-369-668</b>
Mgmt. Co's Name: <b>Pacific Quorum</b>		Tour:
Mgmt. Co's Phone: <b>604-635-0260</b>		
View: <b>No :</b>		
Complex / Subdiv: <b>The Mansions</b>		
Services Connected: <b>Electricity, Natural Gas, Sanitary Sewer, Storm Sewer, Water</b>		
Sewer Type: <b>City/Municipal</b>		

Style of Home: <b>1 Storey, Upper Unit</b>	Total Parking: <b>2</b>	Covered Parking: <b>2</b>	Parking Access: <b>Front</b>
Construction: <b>Frame - Wood</b>	Parking: <b>Garage; Double</b>		Locker: <b>N</b>
Exterior: <b>Glass, Stucco</b>			Dist. to School Bus:
Foundation: <b>Concrete Slab</b>			Total Units in Strata: <b>76</b>
Rain Screen: <b>No</b>	Reno. Year:	Dist. to Public Transit: <b>2 blocks</b>	
Renovations: <b>Partly</b>	R.I. Plumbing:	Units in Development: <b>74</b>	
Water Supply: <b>City/Municipal</b>	Metered Water:	Title to Land: <b>Freehold Strata</b>	
Fireplace Fuel: <b>Gas - Natural</b>	R.I. Fireplaces:	Property Disc.: <b>No</b>	
Fuel/Heating: <b>Natural Gas</b>	# of Fireplaces: <b>1</b>	Fixtures Leased: <b>No :</b>	
Outdoor Area: <b>Sundeck(s)</b>		Fixtures Rmvd: <b>Yes: Foreclosure listing.</b>	
Type of Roof: <b>Asphalt</b>		Floor Finish: <b>Mixed, Wall/Wall/Mixed</b>	

Maint Fee Inc: **Gardening, Management**  
 Legal: **STRATA LOT 38, PLAN NWS3087, SECTION 32, RANGE 1, NEW WESTMINSTER LAND DISTRICT, TOGETHER WITH AN INTEREST IN THE COMMON PROPERTY IN PROPORTION TO THE UNIT ENTITLEMENT OF THE STRATA LOT AS SHOWN ON FORM 1**  
 Amenities: **Club House**

Site Influences: **Central Location, Gated Complex, Golf Course Nearby, Paved Road, Recreation Nearby, Shopping Nearby**  
 Features:

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Living Room	16'6 x 15'6			x			x
Main	Den	11'6 x 11'2			x			x
Main	Dining Room	12'6 x 10'			x			x
Main	Family Room	12'6 x 10'			x			x
Main	Kitchen	10' x 10'			x			x
Main	Laundry	6' x 5'6			x			x
Main	Bedroom	11' x 10'6			x			x
Main	Master Bedroom	15' x 12'			x			x
		x			x			x
		x			x			x

Finished Floor (Main): <b>1,539</b>	# of Rooms: <b>8</b>	# of Kitchens: <b>1</b>	# of Levels: <b>1</b>	Bath	Floor	# of Pieces	Ensuite?	Outbuildings
Finished Floor (Above): <b>0</b>	Crawl/Bsmt. Height:			1	Main	<b>3</b>	<b>No</b>	Barn:
Finished Floor (Below): <b>0</b>	Restricted Age: <b>19+</b>			2	Main	<b>4</b>	<b>Yes</b>	Workshop/Shed:
Finished Floor (Basement): <b>0</b>	# of Pets: <b>1</b>	Cats: <b>Yes</b>	Dogs: <b>Yes</b>	3				Pool:
Finished Floor (Total): <b>1,539 sq. ft.</b>	# or % of Rentals Allowed:			4				Garage Sz:
	Bylaws: <b>Age Restrictions</b>			5				Grg Dr Ht:
Unfinished Floor: <b>0</b>				6				
Grand Total: <b>1,539 sq. ft.</b>	Basement: <b>None</b>			7				
				8				

Listing Broker(s): **RE/MAX Colonial Pacific Realty**

**The Mansions, bright , well maintained townhome in a secure gated community, featuring 2 large bedrooms, a large den, an ensuite, living and family rooms, loads of storage, large western exposed balcony, a double garage and visitor parking close to theis unit. A club house along with a guest suite for your extended stay visitors. within walking distance to walking trails, Guildford Town Centre, the public library, the Guildford community center & swimming pool, the theater, restaurants and more. Easy access to transit, the highway, and the Portman bridge. Easy to show with a little notice.**