



Presented by:
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Active
R2098108
Board: F
House/Single Family

36 3363 ROSEMARY HEIGHTS CRESCENT

South Surrey White Rock
Morgan Creek
V3S 0X8

Residential Detached

\$979,000 (LP)

(SP)



Sold Date: Frontage (feet): Original Price: **\$988,888**
Meas. Type: Bedrooms: **5** Approx. Year Built: **2004**
Depth / Size: Bathrooms: **4** Age: **12**
Lot Area (sq.ft.): **1.00** Full Baths: **3** Zoning: **MF**
Flood Plain: **No** Half Baths: **1** Gross Taxes: **\$3,205.44**
Rear Yard Exp: **West** For Tax Year: **2016**
Approval Req?: Tax Inc. Utilities?: **No**
If new, GST/HST inc?: P.I.D.: **025-938-207**
Tour: **Virtual Tour URL**

View: :
Complex / Subdiv: **ROCKWELL**
Services Connected: **Electricity, Natural Gas, Sanitary Sewer, Water**

Style of Home: **2 Storey w/Bsmt.**
Construction: **Frame - Wood**
Exterior: **Mixed**
Foundation: **Concrete Perimeter**
Rain Screen:
Renovations: **Partly**
of Fireplaces: **1**
Fireplace Fuel: **Gas - Natural**
Water Supply: **City/Municipal**
Fuel/Heating: **Electric, Forced Air, Natural Gas**
Outdoor Area: **Fenced Yard, Patio(s)**
Type of Roof: **Tile - Concrete**

Reno. Year: **2012**
R.I. Plumbing:
R.I. Fireplaces:

Total Parking: **2** Covered Parking: **2** Parking Access: **Front**
Parking: **Garage; Double**
Dist. to Public Transit:
Title to Land: **Freehold Strata**
Seller's Interest: **Registered Owner**
Property Disc.: **Yes**
PAD Rental:
Fixtures Leased: **No** :
Fixtures Rmvd: **No** :
Floor Finish: **Hardwood, Wall/Wall/Mixed**

Dist. to School Bus:

Legal: **STRATA PL BCS591 STRATA LT 31 SEC 26 TWP 1 TOGETHER WITH AN INTEREST IN THE COMMON PROPERTY IN PROPORTION TO THE UNIT ENTITLEMENT OF THE STRATA LOT AS SHOWN ON FORM V.**

Amenities: **In Suite Laundry**

Site Influences: **Central Location, Cul-de-Sac, Golf Course Nearby, Private Yard, Recreation Nearby, Shopping Nearby**

Features: **ClthWsh/Dryr/Frdg/Stve/DW, Garage Door Opener, Hot Tub Spa/Swirlpool, Security System, Sprinkler - Inground, Vacuum Blt. In,**

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Living Room	13' x 11'	Bsmt	Bedroom	12' x 11'			x
Main	Kitchen	12' x 11'	Bsmt	Recreation	34' x 12'5			x
Main	Dining Room	13' x 11'	Bsmt	Wine Room	10' x 8'			x
Main	Nook	11' x 8'						x
Main	Family Room	15'4 x 11'4						x
Main	Study	8'8 x 7'6						x
Above	Master Bedroom	16'8 x 14'2						x
Above	Bedroom	10'4 x 10'2						x
Above	Bedroom	11'6 x 10'						x
Above	Bedroom	12'6 x 11'6						x

Finished Floor (Main): **1,031**
Finished Floor (Above): **1,087**
Finished Floor (Below): **0**
Finished Floor (Basement): **835**
Finished Floor (Total): **2,953 sq. ft.**

Unfinished Floor: **139**
Grand Total: **3,092 sq. ft.**

of Rooms: **13**
of Kitchens: **1**
of Levels: **3**
Suite: **None**
Crawl/Bsmt. Height:
Beds in Basement: **1** Beds not in Basement: **4**
Basement: **Fully Finished**

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

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

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

NEW PRICE! Fully detached 5 bd strata home at the Rockwell. Largest plan in the complex. Meticulously maintained 2 storey w/full bsmt features: Gourmet spacious kitchen w/granite counters, many high-end upgrades include crown mouldings, modern paint colours, oak hwd floors w/white-kick features on stairs, security system, built-in vacuum, new 2" blinds, new hot water tank, built-in speakers & wine cellar. Bsmt w/lg theatre room & full 4 pc bathroom w/additional bedroom. Fully fenced bkdy w/hot tub & pergola for privacy. Double car garage. Located in one of South Surrey's most prestigious neighbourhood w/easy access to Hwy 99 & US border. Walking distance to shopping, restaurants & more. Call today to book your private viewing!