



Presented by:

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Active
R2757722
Board: F
Apartment/Condo

D214 8150 207 STREET

Langley
Willoughby Heights
V2Y 4J5

Residential Attached

\$599,800 (LP)
(SP)



Sold Date:	If new,GST/HST inc?:	Original Price: \$599,800
Meas. Type: Feet	Bedrooms: 2	Approx. Year Built: 2021
Frontage(feet):	Bathrooms: 2	Age: 2
Frontage(metres):	Full Baths: 2	Zoning: CD
Depth / Size (ft.):	Half Baths: 0	Gross Taxes: \$2,698.25
Sq. Footage: 0.00	P.I.D.: 031-383-459	For Tax Year: 2022
Flood Plain:	View: :	Tax Inc. Utilities?:
Complex / Subdiv: UNION PARK	First Nation	Tour: Virtual Tour URL
Services Connctd: Community, Electricity, Sanitary Sewer, Water		
Sewer Type: City/Municipal	Water Supply: City/Municipal	

Style of Home: **Inside Unit**
Construction: **Frame - Wood**
Exterior: **Brick, Mixed, Other**
Foundation: **Concrete Perimeter**

Renovations:
of Fireplaces: **R.I.** Fireplaces:
Fireplace Fuel:
Fuel/Heating: **Baseboard, Electric**
Outdoor Area: **Balcony(s)**
Type of Roof: **Torch-On**

Reno. Year:
Rain Screen:
Metered Water:
R.I. Plumbing:

Total Parking: **1** Covered Parking: **1** Parking Access:
Parking: **Garage Underbuilding**
Dist. to Public Transit: **1 block** Dist. to School Bus: **1 block**
Title to Land: **Freehold Strata**
Property Disc.: **Yes**
Fixtures Leased: **:**
Fixtures Rmvd: **:**
Floor Finish:

Legal: **STRATA LOT 135, PLAN EPS5773, SECTION 26, TOWNSHIP 8, 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 V**

Amenities: **Club House, Elevator, Exercise Centre, Guest Suite, Pool; Outdoor, Swirlpool/Hot Tub**

Site Influences: **Central Location, Golf Course Nearby, Recreation Nearby, Shopping Nearby**
Features:

Finished Floor (Main):	845
Finished Floor (Above):	0
Finished Floor (AbvMain2):	0
Finished Floor (Below):	0
Finished Floor (Basement):	0
Finished Floor (Total):	845 sq. ft.
Unfinished Floor:	0
Grand Total:	845 sq. ft.

Units in Development: **497**
Exposure:
Mgmt. Co's Name:
Maint Fee: **\$380.67**
Maint Fee Includes: **Caretaker, Gardening, Management, Recreation Facility**

Tot Units in Strata:
Storeys in Building:
Mgmt. Co's #:
Council/Park Apprv?:

Suite:
Basement: **None**
Crawl/Bsmt. Ht: # of Levels: **1**
of Kitchens: **1** # of Rooms: **7**

Bylaws Restrictions: **Pets Allowed w/Rest., Rentals Allowed**
Restricted Age: # of Pets:
or % of Rentals Allowed: Cats: Dogs:
Short Term (<1yr)Rnt/Lse Alwd?: **No**
Short Term Lse-Details:

Floor	Type	Dimensions	Floor	Type	Dimensions	Bath	Floor	# of Pieces	Ensuite?
Main	Foyer	5'0 x 4'6			x	1	Main	4	No
Main	Kitchen	11'11 x 11'11			x	2	Main	4	Yes
Main	Dining Room	11'5 x 6'11			x	3			
Main	Living Room	12'0 x 11'4			x	4			
Main	Primary Bedroom	10'0 x 9'1			x	5			
Main	Walk-In Closet	4'9 x 4'6			x	6			
Main	Bedroom	9'2 x 8'4			x	7			
		x			x	8			

Listing Broker(s): **Keller Williams Elite Realty**

Wowie Wow Wow UNION PARK! This immaculate complex is packed w/perks! Pool, Hot tub, Fitness Centre, Games Room, Basketball Court, Dog Wash Station, music rooms & is in a PRIME location walking distance to transit, shops, Park & Ride, restaurants and quick access to Hwy 1! Unit D214 comes fully loaded with 2 Beds 2 Bath 845sqft 1 Parking & 1 Storage locker This Open Concept layout is ideal for entertaining the spacious kitchen comes with S/S appliances, huge island w/breakfast bar & TONS of countertop space to trial your culinary skills;) The open dinning/living room area leads out a spacious fully covered giving you 24/7 grill season bonus The patio faces the quite side of the complex OPEN HOUSE Sat Mar 11 & Sun Mar 12 1pm-3pm Click "VIRTUAL TOUR" for Video,Pics, more Info & 3D floorplan