

Presented by:
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Williams Lake (Zone 27), Williams Lake - City MLS# N230811 Residential Detached
1040 SLATER ST, V2G 4C7 **Active**



List Price: \$214,000

Complex/Subdiv:

Frontage: 0.00 ft	Bedrooms: 5	PID: 007-930-887
Depth/Size:	Bathrooms: 2	Type: House/Single Family
Lot Area SqFt: 0.00	Full Baths: 2	Approx Yr Blt: 1980
Rear Yard Exp:	Half Baths: 0	Age at List Date: 33
Meas Type: Feet	If New GST/HST Incl:	Taxes: \$2,395 (2012)
Flood Plain: No	Zoning: R1	
View: N		

Serv. Connected: Electricity, Natural Gas, Sanitary Sewer, Water

Style of Home: Split Entry	Total Parking:	Covered Parking:
Construction: Frame - Wood	Parking Access:	
Foundation: Concrete Perimeter	Parking Facilities: Garage; Single, Open, RV Parking Avail.	
Exterior: Aluminum		
Rainscreen:	R/I Plumbing:	Dist to Public Trans:
Type of Roof: Asphalt		Dist to School Bus:
Renovations:	Reno Year:	Possession:
Flooring: Laminate, Vinyl/Linoleum		Title to Land: Freehold NonStrata
Water Supply: City/Municipal		Seller's Interest: Registered Owner
Heat/Fuel: Forced Air		Mortgage Info: \$0
No. of Fireplaces: 0	R/I Fireplaces:	Property Disclosure: Y
Fireplace Fuel:		Out Buildings:
Outdoor Area: Fenced Yard, Patio(s)		
Pad Rental:		
Fixtures Leas: N		
Fixt Removed: N		

Legal: PL 25225 LT 37 DL 71 LD 05
 Amenities: None
 Site Influences: Paved Road, Treed
 Features Incl: Dishwasher, Refrigerator, Stove

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main F.	Living Room	15'6" X 14'	Bsmt	Den	9'10" X 11'7"			X
Main F.	Dining	10'6" X 10'						X
Main F.	Kitchen	10' X 11'						X
Main F.	Master Bedroom	11'6" X 10'						X
Main F.	Bedroom	10' X 11'5"						X
Main F.	Bedroom	11'5" X 9'10"						X
Bsmt	Family Room	19'10" X 11'7"						X
Bsmt	Kitchen	10'6" X 14'2"						X
Bsmt	Bedroom	9'6" X 9'8"						X
Bsmt	Bedroom	9'7" X 11'8"						X

Floor Area (SqFt):		Bathrooms
Main Floor Area SqFt: 1,130	Total # Rooms: 11	1 4 Piece; Ensuite: N; Level: Main F.
Finished Floor Up SqFt: 0	# Kitchens: 2	2 4 Piece; Ensuite: N; Level: Bsmt
Finished Floor Down: 0	Finished Levels: 2	3
Finished Floor Bsmt SqFt: 1,100	Crawl/Bsmt Height: 4	4
Total Finished Floor SqFt: 2,230	Basement Area: Full, Fully Finished, Partly Finished	5
		6
Unfinished Floor: 0	Suite: None	7
Grand Total Floor Area: 2,230		8

Listing Broker(s): Tanya Rankin Ltd

Great family home, nicely updated in central quiet location! Close to all levels of school and university with optional in-law suite to help with the mortgage or save for a vacation. Open concept floor plan with nicely updated floors and paint. Kitchen offers easy access to backyard and deck, perfect for keeping and eye on the kids and hosting a summer barbeque. Come check it out!