

Presented by:
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Williams Lake (Zone 27), Williams Lake - City

MLS# N238902

Residential Detached

341 FOSTER WAY, V2G 5N5

Active



List Price: \$322,500

Complex/Subdiv:

Frontage:	0.00 ft	Bedrooms:	4	PID:	027-451-241
Depth/Size:		Bathrooms:	3	Type:	House/Single Family
Lot Area SqFt:	0.00	Full Baths:	3	Approx Yr Blt:	2008
Rear Yard Exp:		Half Baths:	0	Age at List Date:	6
Meas Type:	Feet	If New GST/HST Incl:		Taxes:	\$3,635 (2013)
Flood Plain:	No	Zoning:	R1		
View:	Y - WILLIAMS LAKE				
Serv. Connected:	Electricity, Natural Gas, Sanitary Sewer, Water				

Style of Home:	Basement Entry	Total Parking:	Covered Parking:
Construction:	Frame - Wood	Parking Access:	
Foundation:	Concrete Perimeter	Parking Facilities:	Garage; Double, Open
Exterior:	Vinyl		
Rainscreen:		R/I Plumbing:	Dist to School Bus:
Type of Roof:	Asphalt	Possession:	
Renovations:		Title to Land:	Freehold NonStrata
Flooring:		Seller's Interest:	Registered Owner
Water Supply:	City/Municipal	Mortgage Info:	\$0
Heat/Fuel:	Forced Air, Natural Gas		
No. of Fireplaces:	1	R/I Fireplaces:	Property Disclosure: Y
Fireplace Fuel:	Gas - Natural		Out Buildings:
Outdoor Area:	Fenced Yard, Patio(s) & Deck(s)		
Pad Rental:			
Fixtures Leas:	N		
Fixt Removed:	N		

Legal: LOT 1 DL8841 CARIBOO DISTRICT PLAN BCP 35602
Amenities: None
Site Influences: Golf Course Nearby, Paved Road
Features Incl: Dishwasher, Refrigerator, Stove

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main F.	Living Room	14'4" X 17'			X			X
Main F.	Kitchen	13' X 9'			X			X
Main F.	Dining	13' X 8'			X			X
Main F.	Master Bedroom	10'10" X 11'3"			X			X
Main F.	Bedroom	9'2" X 10'			X			X
Main F.	Bedroom	9' X 10'4"			X			X
Bsmt	Bedroom	14' X 10'6"			X			X
Bsmt	Family Room	14' X 23'			X			X
Bsmt	Laundry	6'10" X 10'			X			
Bsmt	Entrance Hall	6' X 6'			X			

Floor Area (SqFt):		Total # Rooms:	10	Bathrooms	1 4 Piece; Ensuite: Y; Level: Main F.
Main Floor Area SqFt:	1,200	# Kitchens:	1		2 4 Piece; Ensuite: N; Level: Main F.
Finished Floor Up SqFt:	0	Finished Levels:	2		3 4 Piece; Ensuite: N; Level: Bsmt
Finished Floor Down:	0	Crawl/Bsmt Height:			4
Finished Floor Bsmt SqFt:	890	Basement Area:	Part, Fully Finished		5
Total Finished Floor SqFt:	2,090				6
Unfinished Floor:	0	Suite:	None		7
Grand Total Floor Area:	2,090				8

Listing Broker(s): Tanya Rankin Ltd

Detailed & dialed in every aspect, just move in, unpack and take in the amazing view. Sunny, covered front deck is a perfect place to enjoy your morning coffee or wind down from a long day. Low maintenance backyard is tastefully landscaped with privacy fence & terraced retaining wall. The 4 bedroom home (3 up/1 down) has all the delights of a new home. Modern open concept kitchen with glass back splash, walk-in pantry, stainless appliances, and full length eating bar. Wonderfully finished basement is great for kids toy room, or the ever desirable "man cave!" Three full bathrooms & a double car garage helps to complete this urban Cariboo escape!