R2212822 20103 41A AVENUE Residential Detached House/Single Family

Langley **Brookswood Langley** 



Depth/Size (ft.): 131 Frontage (ft.): 82.00 Approx. Yr Built: 2017 Lot Area (sq.ft.): 10,845.00 Bedrooms: Age: R-1E Rear Yard Exp: North Full Baths: Gross Taxes: \$3,615.18 Half Baths: 1 For Tax Year: 2017

P.I.D.: 002-465-680

8 Covered Parking: 3 Parking Access: Front, Side

Garage; Triple, Open, RV Parking Avail.

1 Dist to School Bus: WALK

Hardwood, Wall/Wall/Mixed

Freehold NonStrata

No

**BROOKSWOOD** Complex / Subdiv:

Services Connected: Electricity, Natural Gas, Septic, Water

Total Parking:

Dist. to Transit:

Title to Land:

Property Disc.:

Fixtures Leased:

Fixtures Rmvd:

PAD Rental:

Floor Finish:

Parking:

Style of Home: 2 Storey Frame - Wood Construction: Exterior:

Hardi Plank, Mixed **Concrete Perimeter** 

Rain Screen: Renovations: # of Fireplaces:

Foundation:

Fireplace Fuel: Electric, Gas - Natural

Water Supply: City/Municipal Fuel/Heating: Forced Air, Natural Gas

Balcny(s) Patio(s) Dck(s), Fenced Yard, Patio(s) & Outdoor Area: Deck(s)

Type of Roof: **Asphalt** 

PL NWP49284; LT 443; LD 36; SEC 35; TWP 7 Legal:

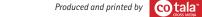
Amenities: In Suite Laundry, Wheelchair Access

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

ClthWsh/Dryr/Frdg/Stve/DW,Drapes/Window Coverings,Garage Door Opener,Jetted Bathtub,Microwave,Oven-Built Features: In.Sprinkler - Inground.Stove.Vacuum Blt. In

Floor Type Dimensions Floor Type Dimensions Floor	Type	D:	
		Dimei	<u>nsions</u>
Main Living Room 16'6 x 12'3 Main Living Room 16'9 x 9'4			X
Main Kitchen 17'2 x 13' Above Master Bedroom 19' x 17'			X
Main Wok Kitchen 11'2 x 5'9 Above Walk-In Closet 11'6 x 9'6			X
Main Eating Area 10' x 9' Above Bedroom 15'6 x 12'8			X
Main Dining Room 15'7 x 9' Above Walk-In Closet 6'7 x 6'6			X
Main Den 12'4 x 11'4 Above Bedroom 15'6 x 12'			X
Main Foyer 12'4 x 11'6 Above Bedroom 17' x 14'6			X
Main Family Room 19' x 17'2 Above Laundry 10'5 x 6'			X
Main Bedroom 12'3 x 11'4 x			
Main Kitchen 10'4 x 8'4 x			
Finished Floor (Main): 2,538 # of Rooms: 18 Batl	h <u>Floor</u>	# of Pieces	Ensuite?
Finished Floor (Above): 2,084 # of Kitchens: 3	Above	5	Yes
Finished Floor (Below): 0 # of Levels: 2	Above	3	Yes
Finished Floor (Basement): 0 Suite: Legal Suite 3	Above	5	No
Finished Floor (Total): 4,622 sq. ft. Crawl/Bsmt. Height: 4	Main	4	No
Beds in Bsmt.: <b>0</b> Beds not in Bsmt.: <b>5</b> 5	Main	2	No
Unfinished Floor: 0 Basement: None,Separate Entry 6			
Grand Total: 4,622 sq. ft. 7			
8			
Listing Broker(s): RE/MAX Treeland Realty			

The enclosed information while deemed to be correct, is not guaranteed This communication is not intended to solicit properties already listed for sale.















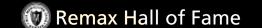


## 20103 41A Avenue, Langley



604.307.4242 www.TammyEvans.com



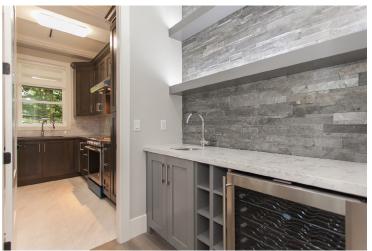


## 20103 41A Avenue, Langley



















		CO
Bedrooms	5	Ta
Bathrooms	5	RE/
Size	4,622 sf	
Lot	10,845 sf	604 Tol
Style	2 Storey	tar

COMPLIMENTS OF

Tammy Evans

RE/MAX Treeland Realty

604.307.4242 Toll Free 1.888.707.3577 tammy@tammyevans.com www.TammyEvans.com

BROOKSWOOD- STUNNING, EXECUTIVE HOME, QUIET STREET, OVER 1/4 ACRE LOT, LEGAL SIDE-SUITE, RV PARKING, TRIPLE GARAGE! Gourmet kitchen - huge Quartz Island/eating bar, 6 burner gas range, wall oven, Spice kitchen, wet bar w/wine fridge- WOW! Main floor DEN flexes as gym or art room. Living room features gas fireplace with rock surround, view into trees. 4 BIG bedrooms up- Master bedroom suite boasts private balcony & huge walk-in closet, full ensuite with double sinks & jetted tub for 2. SECOND Master bedroom W/ PRIVATE ENSUITE. Overheight ceilings throughout-Check out finishing detail! Inground sprinklers, BI Vac, Covered patio off kitchen accesses private patio and yard.