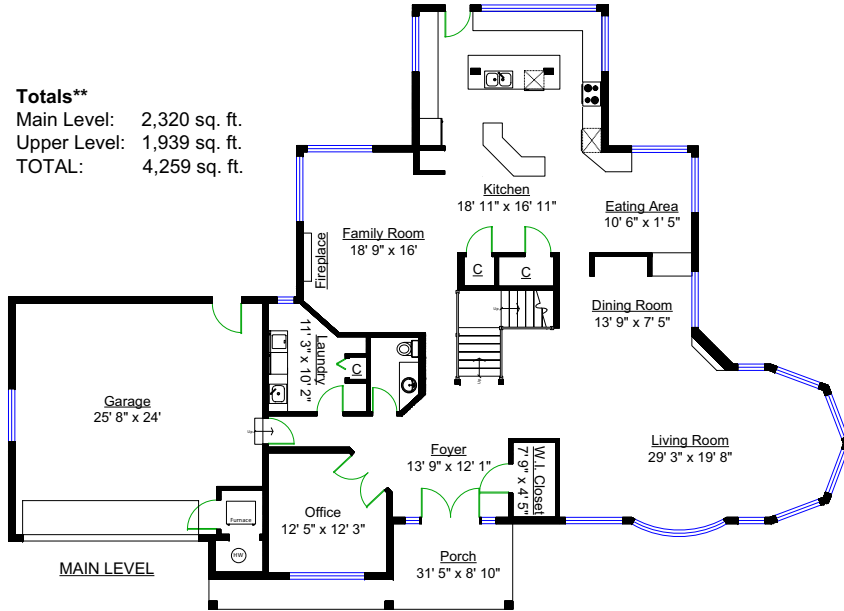


# 13710 23A Avenue, Surrey

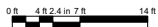
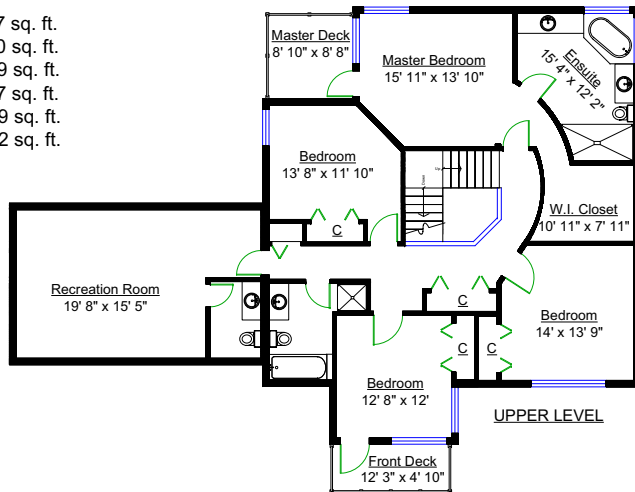
### Totals\*\*

Main Level: 2,320 sq. ft.  
 Upper Level: 1,939 sq. ft.  
 TOTAL: 4,259 sq. ft.



### Other Areas

Garage: 637 sq. ft.  
 Mechanical: 50 sq. ft.  
 Porch: 169 sq. ft.  
 Master Deck: 77 sq. ft.  
 Front Deck: 59 sq. ft.  
 TOTAL: 992 sq. ft.



\*\* Approx. based on interior measurements to exterior walls  
 \*\*\* Total square footage not taken from original blueprints

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

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## LISTING features

13710 23A Avenue, Surrey



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WHITE ROCK  
15595 24 Avenue, White Rock

13710 23A Avenue, Surrey



CHANTRELL. Custom Dream Home w builder's upgrades. 4055SFhome.13983SF lot. Spacious Living Rm w millwork detail.2x6const. Bamboo Hardwood.Ceramic Tile Floors.Very Large Entertainers Kitchen-gas cooking,can have double Fridge.SOLARIUM windows over Kitchen.Pantry/Walk-in Pantry.Gourmet 14' island w Solarium views.Master suite has spacious walk-in closet & elegant/spa ensuite bath w walk-in shower & stylish jetted tub.Walk-out deck from Master.Large Rear Patio & Koi Pond off kitchen for summer BBQs - rear south-facing yard.Custom window coverings.Upstairs features a large Recreation Room.Garage is oversized.Concrete Drive to front door drop off. Perfectly located 2 blocks from Both Desirable schools-Chantrell & Elgin Park catchment.

COMPLIMENTS OF  
*Evon Mayer*

Price	\$1,788,000
Style	2 Storey
Bedrooms	4
Bathrooms	4
Size ft <sup>2</sup>	4,055
Lot Size ft <sup>2</sup>	13,982

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