



Presented by:  
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Royal LePage West Real Estate Services  
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**R2560204**  
Board: F  
Townhouse

**4 6518 121 STREET**

Surrey  
West Newton  
V3W 1C4

Residential Attached  
**\$699,000** (LP)  
(SP)



Sold Date: Frontage (feet): Original Price: **\$699,000**  
Meas. Type: Frontage (metres): Approx. Year Built: **1997**  
Depth / Size (ft.): Bedrooms: **3** Age: **24**  
Lot Area (sq.ft.): **0.00** Bathrooms: **4** Zoning: **RM-15**  
Flood Plain: Full Baths: **2** Gross Taxes: **\$2,951.29**  
Council Apprv?: Half Baths: **2** For Tax Year: **2020**  
Exposure: Maint. Fee: **\$382.80** Tax Inc. Utilities?:  
If new, GST/HST inc?: P.I.D.: **023-498-404**  
Mgmt. Co's Name: **Century 21 Prudential** Tour:  
Mgmt. Co's Phone: **604-278-2121**  
View: **:**  
Complex / Subdiv: **Hatfield Park Estates**  
Services Connected: **Electricity, Natural Gas, Sanitary Sewer, Storm Sewer, Water**  
Sewer Type: **City/Municipal**

Style of Home: **2 Storey w/Bsmt., 3 Storey**  
Construction: **Frame - Wood**  
Exterior: **Vinyl**  
Foundation: **Concrete Perimeter**  
Rain Screen:  
Renovations:  
Water Supply: **City/Municipal**  
Fireplace Fuel: **Gas - Natural**  
Fuel/Heating: **Forced Air, Natural Gas**  
Outdoor Area: **Balcony(s), Balcny(s) Patio(s) Dck(s), Fenced Yard**  
Type of Roof: **Asphalt**  
Reno. Year:  
R.I. Plumbing:  
Metered Water:  
R.I. Fireplaces:  
# of Fireplaces: **1**  
Property Disc.: **Yes**  
Fixtures Leased: **No**  
Fixtures Rmvd: **No**  
Floor Finish: **Hardwood, Wall/Wall/Mixed**  
Total Parking: **3** Covered Parking: **2** Parking Access: **Front**  
Parking: **Garage; Double**  
Locker:  
Dist. to School Bus:  
Total Units in Strata: **70**  
Dist. to Public Transit: **400M**  
Units in Development: **70**  
Title to Land: **Freehold Strata**  
Maint Fee Inc: **Garbage Pickup, Gardening, Management, Snow removal**  
Legal: **STRATA LOT 31 SECTION 18 TOWNSHIP 2 NEW WESTMINSTER DISTRICT STRATA PLAN LMS2448 TOGETHER WITH AN INTEREST IN THE COMMON PROPERTY IN PROPORTION TO THE UNIT ENTITLEMENT OF THE STRATA LOT AS SHOWN ON FORM 1**  
Amenities: **Club House, In Suite Laundry**

Site Influences: **Central Location, Paved Road, Private Setting, Private Yard, Recreation Nearby, Shopping Nearby**  
Features: **ClthWsh/Dryr/Frdg/Stve/DW, Drapes/Window Coverings, Fireplace Insert, Garage Door Opener, Smoke Alarm**

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
<b>Below</b>	<b>Foyer</b>	<b>11'7 x 3'11</b>	<b>Above</b>	<b>Bedroom</b>	<b>11'11 x 9'5</b>			<b>x</b>
<b>Below</b>	<b>Recreation</b>	<b>13'3 x 10'9</b>	<b>Above</b>	<b>Bedroom</b>	<b>12'8 x 9'5</b>			<b>x</b>
<b>Main</b>	<b>Living Room</b>	<b>19'3 x 10'3</b>			<b>x</b>			<b>x</b>
<b>Main</b>	<b>Dining Room</b>	<b>11'4 x 10'</b>			<b>x</b>			<b>x</b>
<b>Main</b>	<b>Family Room</b>	<b>14'3 x 10'11</b>			<b>x</b>			<b>x</b>
<b>Main</b>	<b>Kitchen</b>	<b>12'1 x 8'5</b>			<b>x</b>			<b>x</b>
<b>Main</b>	<b>Eating Area</b>	<b>8'4 x 6'5</b>			<b>x</b>			<b>x</b>
<b>Above</b>	<b>Master Bedroom</b>	<b>13'11 x 13'9</b>			<b>x</b>			<b>x</b>
<b>Above</b>	<b>Walk-In Closet</b>	<b>10'6 x 4'11</b>			<b>x</b>			<b>x</b>
<b>Above</b>	<b>Laundry</b>	<b>7'4 x 5'6</b>			<b>x</b>			<b>x</b>

Finished Floor (Main): <b>748</b>	# of Rooms: <b>12</b>	# of Kitchens: <b>1</b>	# of Levels: <b>3</b>	Bath	Floor	# of Pieces	Ensuite?	Outbuildings
Finished Floor (Above): <b>748</b>	Crawl/Bsmt. Height:			1	<b>Below</b>	<b>2</b>	<b>No</b>	Barn:
Finished Floor (Below): <b>342</b>	Restricted Age:			2	<b>Main</b>	<b>2</b>	<b>No</b>	Workshop/Shed:
Finished Floor (Basement): <b>0</b>	# of Pets: <b>2</b>	Cats: <b>Yes</b>	Dogs: <b>Yes</b>	3	<b>Above</b>	<b>4</b>	<b>No</b>	Pool:
Finished Floor (Total): <b>1,838 sq. ft.</b>	# or % of Rentals Allowed:			4	<b>Above</b>	<b>4</b>	<b>Yes</b>	Garage Sz: <b>19'x19'3</b>
Unfinished Floor: <b>0</b>	Bylaws: <b>Pets Allowed w/Rest., Rentals Not Allowed</b>			5			<b>No</b>	Grg Dr Ht:
Grand Total: <b>1,838 sq. ft.</b>	Basement: <b>Fully Finished</b>			6			<b>No</b>	
				7			<b>No</b>	
				8			<b>No</b>	

Listing Broker(s): **Royal LePage West Real Estate Services**

**Welcome to Hatfield Park Estates! A quiet townhouse complex nestled in the green grounds of Surrey's West Newton area. Steps from transit options, shopping, restaurants, & major routes. This 1838 sq ft duplex-style end unit is nice and bright with plenty of large windows to let in the natural light. Featuring three bedrooms upstairs, plus a very spacious walk-in closet in master bedroom, upstairs laundry room with full sink, and a large rec room leading to a south-facing private & fully fenced yard. Bathrooms on every floor for ease and convenience. Plenty of space for the whole family with both a living and family room, eating area and formal dining room, yard and balcony off the kitchen for outdoor space. Double side-by-side garage plus an apron driveway to accommodate a third vehicle.**



4 - 6518 121<sup>st</sup> Street • Surrey



**AJIA GLOVER**

*Don't just move out... Move Up!*

**604-315-8586**

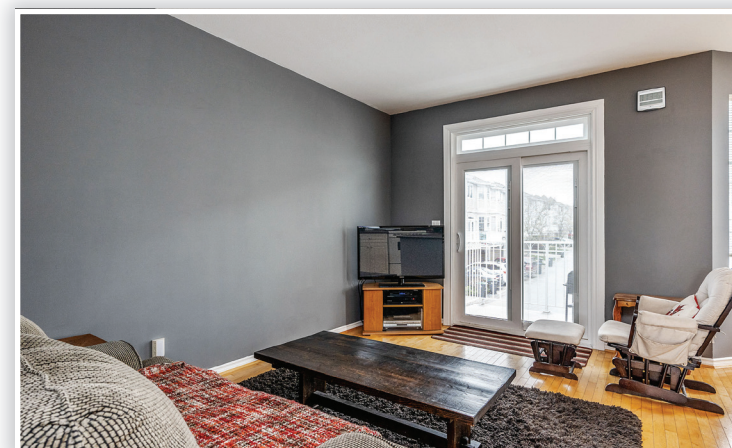
**www.AjiaTheRealtor.com**



Please contact Ajia Glover, 604-315-8586, for specifications.

This communication is not intended to cause or induce breach of an existing agency agreement.



Royal LePage West Real Estate Services Surrey Branch  
6-9965 152 Street Surrey, BC V3R 4G5  
604-581-3838



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 **4**

### Details

Property Style: 2 Storey w/ Bsmt

Type of Dwelling: Townhouse

Maintenance Fee: \$382.80

Year Built: 1997

Living Area: 1,838 sq. ft.

Taxes: \$2,951.29 (2020)

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