



Presented by:  
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North Surrey, Whalley Residential Attached  
**# 1710 13618 100TH AV, V3T 0A8** MLS# F1425089 Active



List Price: \$209,000 Previous Price: \$218,000  
 Original Price: \$218,000

Subdiv/Complex: INFINITY

Frontage:	Approx Yr Blt: 2008	PID:	027-418-600
Depth/Size:		Type:	Apartment/Condo
Lot SqFt: 0	Age at List Date 6	Zoning:	CD
Exposure: SW	Bedrooms: 1	Taxes:	\$1,159 (2014)
Stories in Bldg: 36	Bathrooms: 1	If New GST/HST Incl:	
Flood Plain:	Full Baths: 1	Tax Incl Utilis:	No
Meas. Type:	Half Baths: 0	Apprvl Reqd:	No

Fixtures Lsd:  
 Fixt Removed:  
 View: Y - Bright SW view over Holland Park

Style of Home:	Inside Unit, Upper Unit	Total Parking:	1	Covered Parking:	1
Construction:	Concrete, Concrete Frame	Parking Access:			
Foundation:	Concrete Perimeter	Parking Facilities:	Garage; Underground, Visitor Parking		
Exterior:	Aluminum, Brick, Concrete				
Rain Screen:		R/I Plumbing:			
Type of Roof:	Torch-On	Dist to Public Trans:	1 BLK	Dist to School/Bus:	
Renovations:		Units in Development:	345	Total Units in Strata:	345
Flooring:	Laminate, Tile	Locker:	No		
Water Supply:	City/Municipal	Possession:			
Heat/Fuel:	Baseboard, Electric	Title to Land:	Freehold Strata		
No. of Fireplaces:	0	Seller's Interest:	Registered Owner		
Fireplace Fuel:		Mortgage Info:	\$0		
Outdoor Area:	None				
Mngmt Co:	Rancho Mgmt	Property Disclosure:	Y		
Mngmt Ph:	604-684-4508	Bylaw Restrictions:	Pets Allowed w/Rest., Rentals Allowed		
	Maint Fee: \$207.16				

Maint Charge Incl: Gardening, Garbage Pickup, Hot Water, Management, Recreation Facility, Sewer

Legal: PL BCS2785 LT 160 BLK 5N LD 36 SEC 35 RNG 2W STRATA LOT AS SHOWN ON FORM V.

Amenities: Exercise Centre

Features Incl:

Site Influences: Central Location, Greenbelt, Recreation Nearby, Shopping Nearby

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main F.	Living Room	14' X 9'5						
Main F.	Kitchen	6' X 7'5						
Main F.	Dining	6' X 7'5						
Main F.	Bedroom	10' X 8'5						
Main F.	Solarium	3'5 X 8'5						
Main F.	Walk-In Closet	4' X 6'						
Main F.	Foyer	7' X 4'5						

<b>Floor Area (SqFt):</b>	Total # Rooms:	7	<b>Bathrooms</b>
Finished Floor Area Main:	Finished Levels:	1	1 3 Piece; Ensuite: N; Level: Main F.
Finished Floor Area Up:	Basement Area:	None	2
Finished Floor Area Down:			3
Finished Floor Area Bsmt:	Bsmt Height:		4
Total Finished Floor Area:	Restricted Age:		5
	# Pets / Cats; Dogs:		6
Unfinished Floor Area:	# or % Rentals:		7
Grand Total Floor Area:			8

Listing Broker(s): (1) Pacesetter Marketing Ltd.

NEW PRICE! 1 bedroom apartment at Infinity in Surrey City Centre only a five minute walk to King George Skytrain Station. Concrete construction and amazing Southwest views over Holland Park! This property is in immaculate shape having never been a rental. Pride of ownership throughout is evident with upgraded tile in kitchen and designer paint in all rooms. Additional features include a large solarium off master bedroom and large 4' x 6' walk in closet. 1 parking included and tons of in building amenities including a gym.



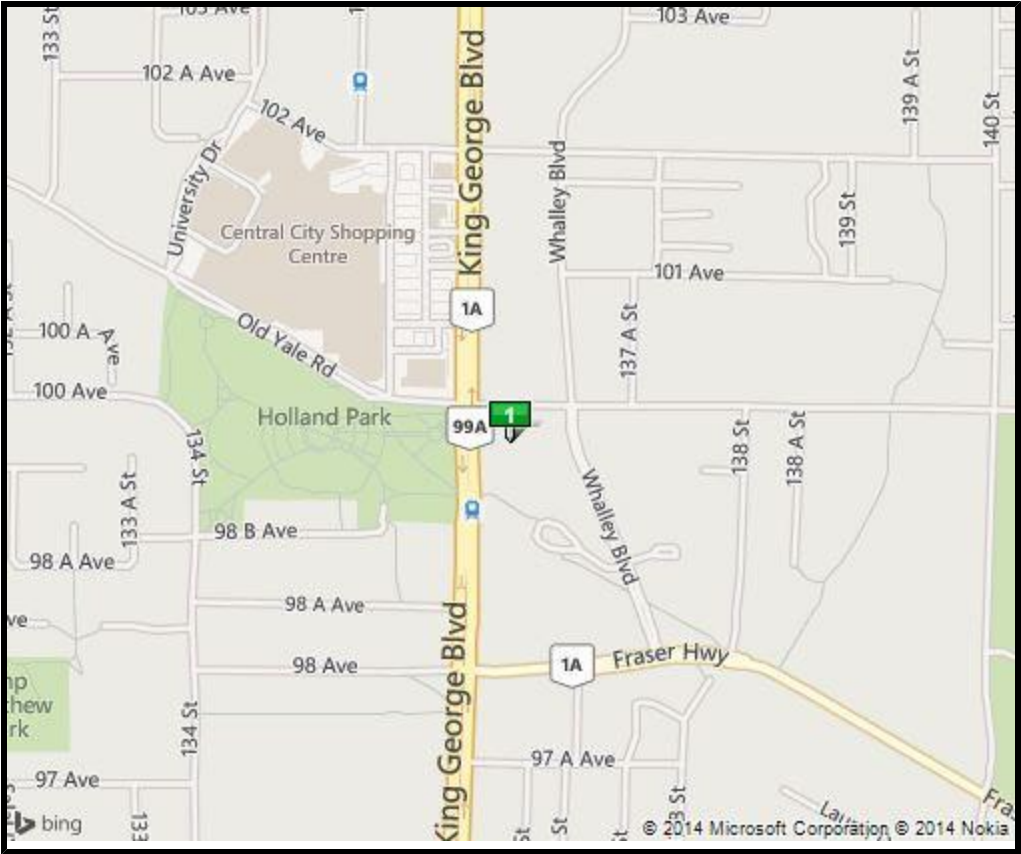
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