

A111 20487 65 Avenue, Langley

\$369,000



Assignment of Contract. Huge 1 bed/1bath 643sq foot w/ ABOVE GROUND GARDEN LEVEL YARD Home located in the heart of Willoughby Heights is now available. Walkable distance to Transit, Willowbrook Mall, Hwy 1 Access and shops like Costco, Walmart, Save On Foods, Best Buy and tons of small walk-in stores within a very short walk. Bright and functional floor plan that features 1 parking & 1 storage locker. In catchment of R.E. Mountain Secondary School that features an IB diploma program. Township Commons backs onto dedicated greenspace with a walking trail. Estimated Completion Date in Spring 2021. ATTENTION INVESTORS WITH 20% DOWN PAYMENT THIS IS A CASH FLOW POSITIVE PROPERTY!

KEY INFORMATION

MLS® R2517248

Residential Attached

Willoughby Heights

1 Bedroom

1 Bathroom

643 SF

\$188.97 Maintenance Fees

FEATURES

Year Built: 2021

Listed By: rennie & associates realty ltd.

VNSHIP IMONS

APRESSIONS

Cost Architecture featuring signature roof lines create a warm atmosphere, with two low-rise including commercial street frontage is above, and the distinct townhomes creating the neighbourhood backbone. The welcoming entry for convenient, giving safe and easy to the community. Professionally designed grounds with rich landscaping and a live path for exercise and play. Additional adjacent to public walking path, with Langley C.M.P. and Library just across the street. Also close to shopping, movie centres and transit with convenient access to major routes including Highway 10, Fraser Highway and Highway 1.

HTFUL CONVENIENCES

ed in-home smoke detectors System
3 in-home security
In central vacuum for townhomes

ME HOME TECHNOLOGY PACKAGE

Home Kit that includes:
satellite
See Free Details at: V2.Digital.PDF
See Free programming and High Speed Internet with WiFi



IMPRESSIVE FEATURES

INTERIORS EVERYONE CAN ENJOY

- Spacious open floor plans that are functional and equitably c
- Biggest laminate hardwood flooring throughout, with carpet and townhome bedrooms
- Luxurious large format porcelain tile in bathrooms
- These professionally designed colour schemes by award winning Design In Black, White or Modern
- Any nine foot ceilings in living areas with large windows for nat
- Townhome vaulted ceilings in master bedrooms (most townho
- Low-E glass windows reduce UV-light damage while improving energy efficiency
- White one inch designer horizontal blinds
- Townhomes with convenient barbecue decks
- Condos offer larger decks and many with overzeal roof decks on plan
- Space saving stackable washer and dryer
- Modern chrome door hardware
- Contemporary oversized baseboards

AMENITIES

- Township Clubhouse (Community Amenities building)
 - Indoor/outdoor lounge with bar/cafeteria for drinks and light grill
 - Pool Room (subject to be a small room for all ages)
 - Fitness room
- Outdoor Children's Play area adjacent east side of Township
- Active Path between townhomes and city homes perfect for stroller or walks with dogs

VNSHIP IMONS

FUL BATHROOMS

se luxurious master ensuite featuring either a deluxe spacious and shower or shower and separate soaker tub, depending on any ceramic tile work. Steel bathroom cabinets with spa inspired marble look quartz tops. Large format porcelain tile flooring. Silver tub in main baths. Vinyl tiles. Luxury chrome faucets and bathroom accessories

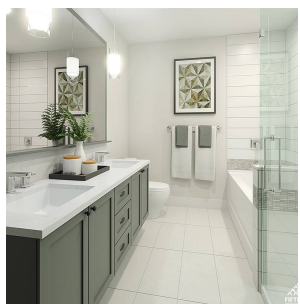
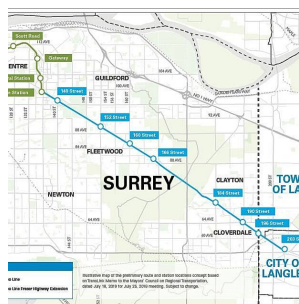
Y CONSTRUCTION & PEACE OF MIND

tanarity Home Owner Protection Warranty including:
Coverage on labour and materials
Coverage on the building envelope, including water penetration
Coverage on the fixtures of the home
on technology protection system
Living double glazed thermally broken vinyl windows and or
Early wall system staggered
as concrete topping between floors to help with internal or



GOURMET KITCHENS

- Townhomes with stunning open concept galley style kitchens with 11" island or luxurious island kitchens with window over the sink or on plan.
- Condos with gorgeous galley kitchens, convenient pantry kitchen luxurious island kitchens depending on plan.
- Classic shaker cabinets in white, black or modern flat panel cabinets depending on colour scheme chosen
- Luxurious quartz countertop in granite or marble look depending on colour scheme chosen, with coordinated designer tile backsplash
 - Preparation and cleanup are simple with under mount stainless steel featuring matte black single lever faucet with pull down spray and in standard
- Begetri pot lighting or designer pendants, over islands or eatin
- Convenient under cabinet task lighting
- Full complement of designer appliances including:
 - Stainless steel built-in range
 - Energy efficient stainless steel dishwasher
 - Stainless steel Chimney style hood/fan
 - Built in stainless steel microwave
 - In sink Waste Disposer



Dal Milin PREC*
778.881.9021
dmilin@rennie.com
rennie.com/dalmilin

