

For Multi-Picture Tours Go To:
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45 7238 189 Street, Surrey

\$565,000.00

**Beautiful 1477 Sq. Ft. Townhouse Looking Out To Park Area
Spacious Open Concept Plan Designed For Family or Entertaining
Conveniently Located Close To All Amenities In Clayton**

Meticulous, tastefully decorated 1477 square foot two bedroom + den, end unit townhouse looking out to interior courtyard and play area. The main floor of this home boasts spacious great room design with new laminate floors and attractive décor. Entertaining is easy in the great room with cozy fireplace and door to balcony and in the dining area. Gorgeous island kitchen with dark wood cabinets, granite counters, stainless appliances & island with breakfast bar. Upper level boasts laundry (washer and dryer less than one year old) and two spacious bedrooms and two baths including master bedroom walk-in closet and three piece ensuite, and four piece main bath. Lower level boasts flex room and three piece bath. Single garage and carport allows parking for two vehicles. Boasting attractive updated décor, this end unit with attractive outlook to greenspace/courtyard/play area boasts convenient location close to all amenities.

Doug, Bonnie or David Mitten



604-533-3231

All information contained in this brochure while thought to be reliable is not guaranteed to be accurate and should be verified by the purchaser.
Buyer is advised that square footage is different than shown on strata plan and if important are advised to verify for themselves.

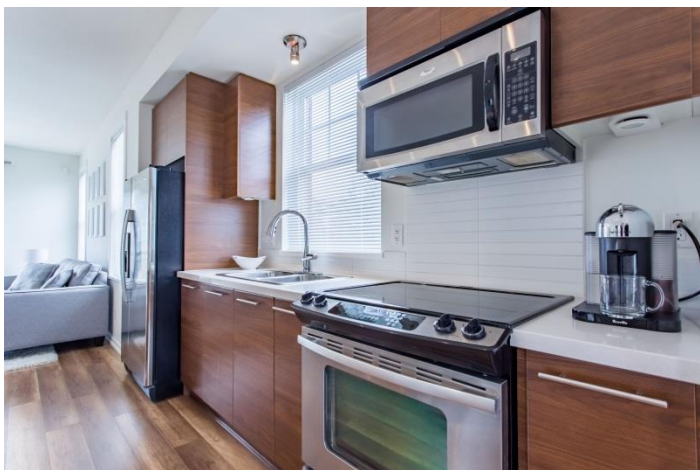
MAIN LEVEL: 592 SQUARE FEET.

Great Room: 14'2 x 14'1

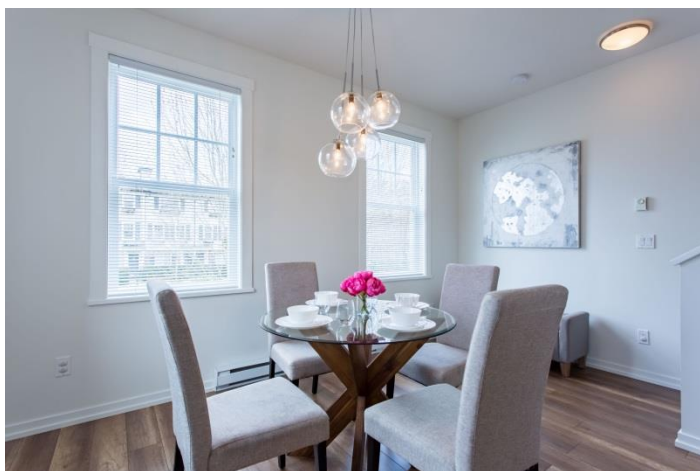


Kitchen: 13'1 x 11'10





Dining Room: 14'1 x 11'9



UPPER LEVEL: 563 SQUARE FEET.

Master Bedroom: 12'11 x 11'10



3 Piece Master Ensuite



Bedroom: 14'2 x 10'7



4 Piece Main Bathroom



LOWER LEVEL: 322 SQUARE FEET.

Entrance Hall

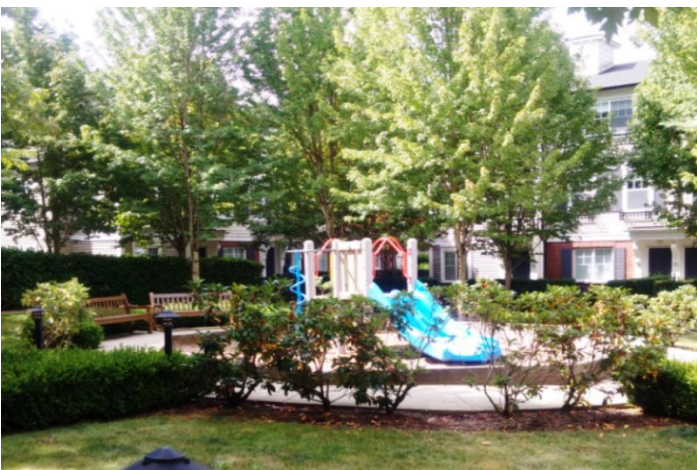
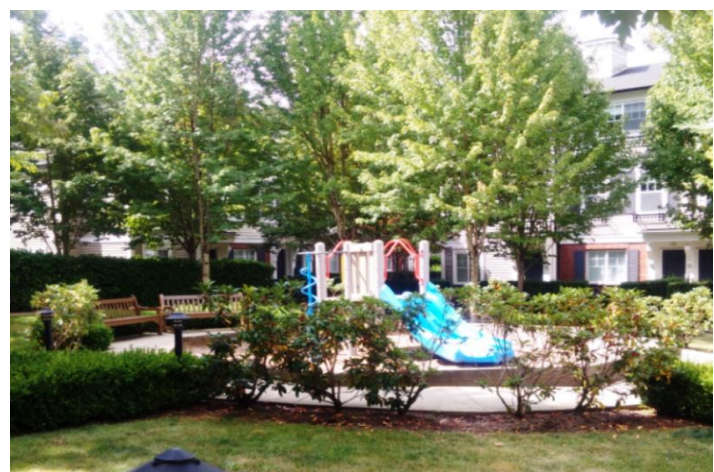
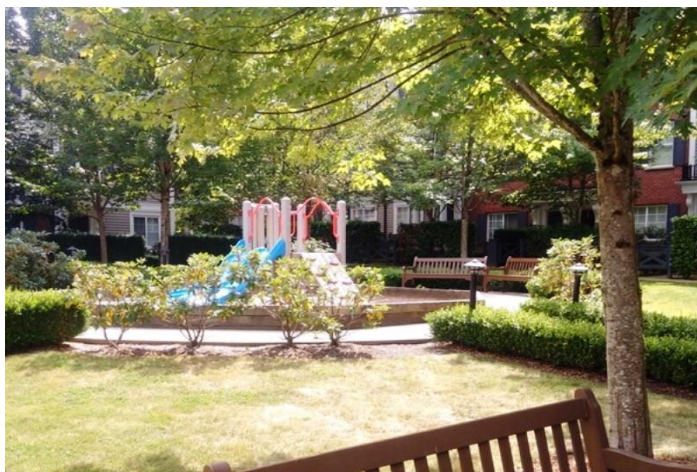
Den/Flex Room: 9'6" x 8'6"

3 Piece Bath



FEATURES OF THIS FINE HOME:

- ✧ **Meticulous, Tastefully Decorated 1477 Square Foot Two Bedroom + Den, End Unit Townhouse Looking Out To Interior Courtyard And Play Area.**
- ✧ **The Main Floor Of This Home Boasts Spacious Great Room Design With New Laminate Floors And Attractive Décor.**
- ✧ **Entertaining Is Easy In The Great Room With Cozy Fireplace And Door To Balcony And In The Dining Area.**
- ✧ **Gorgeous Island Kitchen With Dark Wood Cabinets, Granite Counters, Stainless Appliances & Island With Breakfast Bar.**
- ✧ **Upper Level Boasts Laundry (Washer & Dryer Are Less Than One Year Old) And Two Spacious Bedrooms And Two Baths Including Master Bedroom Walk-In Closet And Three Piece Ensuite, And Four Piece Main Bath.**
- ✧ **Lower Level Boasts Flex Room And Three Piece Bath.**
- ✧ **Tandem Garage And Carport For Two Covered Parking Spots.**
- ✧ **What More Could You Ask For – A Gorgeous, Well Appointed Home Looking Out To Park/Playground & Close To All Amenities In Clayton.**



The Mitten
REAL ESTATE TEAM

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**#45 – 7238 189 Street,
Surrey, B.C.**

Totals**

Main Level: 592 sq. ft.
Upper Level: 563 sq. ft.
Lower Level: 322 sq. ft.
Total: 1,477 sq. ft.

Garage: 262 sq. ft.
Mechanical: 13 sq. ft.
Deck: 117 sq. ft.
Total: 392 sq. ft.



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