

**For Multi-Picture Tours Go To:
www.mitten-realty-services.com**



1106 3170 Gladwin Road, Abbotsford

\$558,500.00

**1,147 Square Foot, 2 Bedroom, 2 Bath, Condominium
Gorgeous Views Of Mount Baker & Abbotsford
Resort Cabibre Amenities**

Gorgeous, extensively updated 1,147 square foot, two bedroom two bath, eleventh floor corner unit in adult oriented (55+) Regency Park Towers boasts spectacular views of Mt. Baker and City. This unit absolutely must be seen with attractive wide plank laminate floors, gorgeous updated kitchen, closet organizers, attractive decor and so much more. Entertaining is easy in the spacious dining room and living room with lots of windows, gorgeous views, and door to spacious balcony. Gorgeous updated kitchen with white Shaker style cabinets and stainless steel appliances. Two baths and two spacious bedrooms including primary bedroom with walk through closet and 4 piece ensuite. Two parking stalls (1 in garage & 1 outside) and storage locker. Resort caliber amenities including an indoor pool, hot tub, beauty salon, exercise room, games room, library, guest suites and more. A gorgeous unit with spectacular views and resort caliber amenities in prime central location. The good life just keeps getting better.



604-290-5480

All information contained in this brochure while thought to be accurate is not guaranteed to be accurate and should be verified by the purchaser.

Features Of This Fine Home...

Main Level: 1,147 Square Feet

Foyer: 7'10' x 5'5



Dining Room: 14'7 x 12'2



Living Room: 19'8 x 13'10



Balcony



Kitchen: 12' x 11'9





Main Bathroom: 3 Piece



Bedroom: 10'4 x 9'6



Primary Bedroom: 14'9 x 11'4



Walk Through Closet: 7'9 x 6'10

4 Piece Ensuite Bathroom



Laundry



Annual Taxes: \$2,126.08 (2023)

Monthly Strata Fees: \$409.57

Parking Stall: #12 Outside and #110 Inside

Storage Locker: Room 21 Locker #101





Features Of This Fine Home:

- ✧ **Gorgeous, Extensively Updated 1,180 Square Foot, Two Bedroom Two Bath, Eleventh Floor Corner Unit In Adult Oriented (55+) Regency Park Towers Boasts Spectacular Views Of Mt. Baker And City.**
- ✧ **This Unit Absolutely Must Be Seen With Attractive Wide Plank Laminate Floors, Gorgeous Updated Kitchen, Closet Organizers, Attractive Decor And So Much More.**



- ✧ **Entertaining Is Easy In The Spacious Dining Room And Living Room With Lots Of Windows, Gorgeous Views, And Door To Spacious Balcony.**
- ✧ **Gorgeous Updated Kitchen With White Shaker Style Cabinets And Stainless Steel Appliances.**
- ✧ **Two Baths And Two Spacious Bedrooms Including Primary Bedroom With Walk Through Closet And 4 Piece Ensuite.**
- ✧ **Resort Caliber Amenities Including An Indoor Pool, Hot Tub, Beauty Salon, Exercise Room, Games Room, Library, Guest Suites And More.**
- ✧ **Two Parking Stalls (1 In Garage & 1 Outside) And Storage Locker.**
- ✧ **A Gorgeous Unit With Spectacular Views And Resort Caliber Amenities In Prime Central Location. The Good Life Just Keeps Getting Better.**

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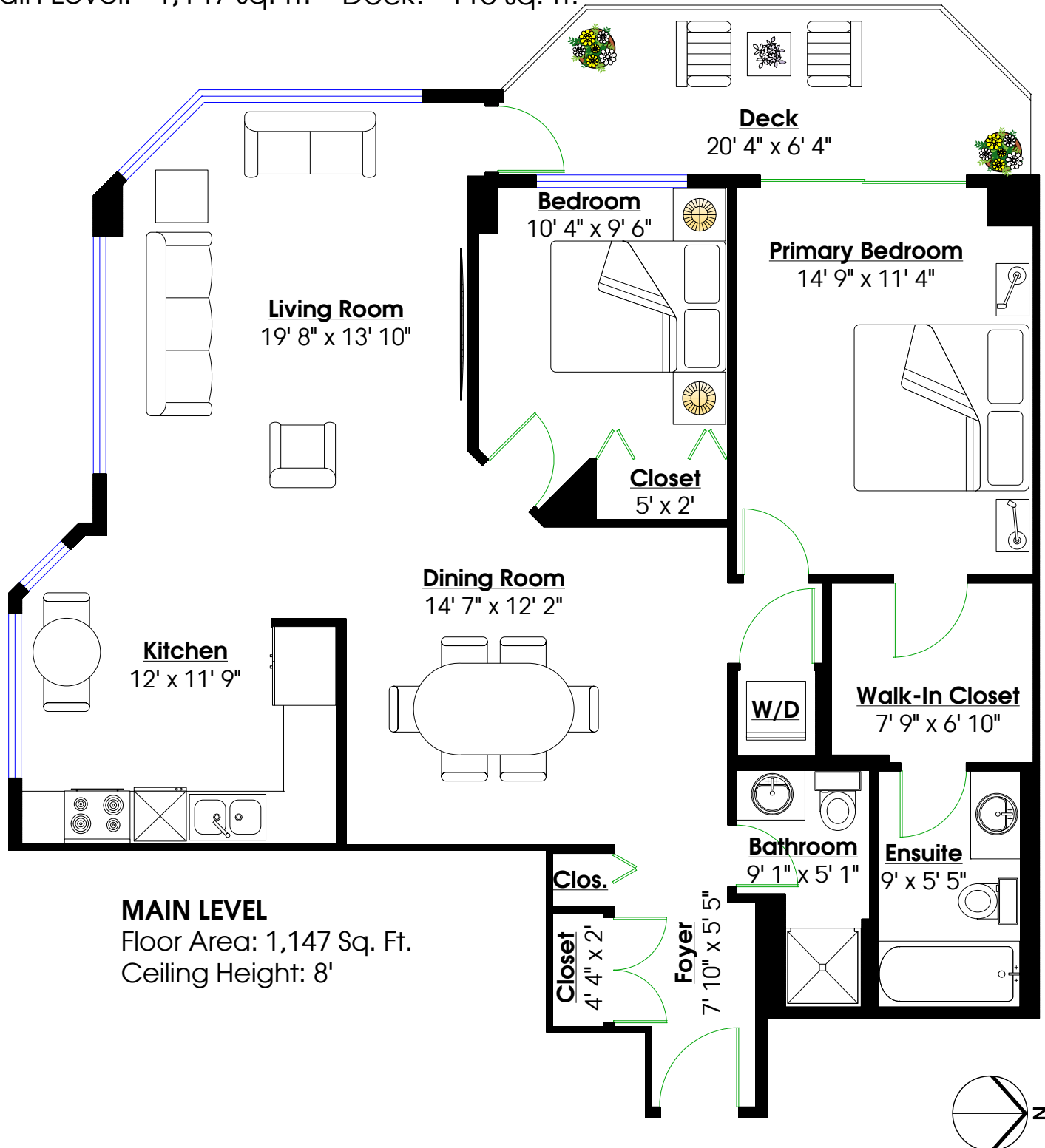


The Mitten
REAL ESTATE TEAM

Doug, Bonnie & David Mitten

Totals**

Main Level: 1,147 sq. ft. Deck: 116 sq. ft.



Strata Amenities

🏠 **Resort Caliber Amenities Including An Indoor Pool, Hot Tub, Beauty Salon, Exercise Room, Games Room, Library, Guest Suites And More.**





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Performance
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