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#18 15860 82 Avenue, Surrey **$449,800.00**

The Good Life Just Keeps Getting Better…

Enjoy The Ultimate In Luxury Townhome Living

2156 Sq. Ft. Two Storey Townhome The Best Location In Desirable 'Oak Tree'

THE GOOD LIFE JUST KEEPS GETTING BETTER! Fantastic opportunity in Oak Tree. Meticulous townhouse with tasteful 'Southwest' décor, spacious plan designed for entertaining and to pamper you, double garage, gorgeous setting and fantastic location tucked away in a quiet corner of the complex with south facing rear yard looking out onto green space. Entry hall with tile floors welcomes you to this fine home. Spacious living room designed for entertaining boasts cozy gas fireplace. Spacious dining room facilitates your special dining occasions. Fantastic island kitchen with scads of attractive updated white raised panel cabinets and hardwood floors. Family room adjoining kitchen boasts gorgeous hardwood floors, cozy gas fireplace, compact eating area and French door to south facing sun drenched patio. Upper level boasts a library with gorgeous custom built oak bookshelves and three spacious bedrooms including master with double door entry and with room for sitting area & luxurious ensuite with separate soaker tub & shower. Four piece main bath upstairs.

Attractive townhome with many updates including gorgeous hardwood floors, subtle 'Southwest' décor, double garage and two parking spots on apron, and the finest location in a quiet corner of the complex with sunny south facing rear yard overlooking green space. Enjoy the benefits of the sun in your kitchen, family room, master bedroom and ensuite.

Imagine, the freedom to spend weekends and evenings pursuing the interests you desire without the burdens of maintaining a single family home and yard. You'll discover that the good life gets even better as professional maintenance frees you from outside chores and the quiet community provides the security to allow you to travel in the knowledge that your home is safe and secure in your absence. Enjoy the benefits living in this meticulously kept, quality home in desirable centrally located community of ***"Oak Tree".***

Doug or Bonnie Mitten

Prudential | Power Play Realty

604-533-3231

Features Of This Home...

Main Level: 1012 Square Feet

Entrance Hall – 5.5’ x 5’ – Entrance hall with easy care tile floor welcomes you to this fine home.



Living Room - 18’ x 13’ - Spacious living room designed for entertaining boasts cozy gas fireplace.





Dining Room – 11.75’ x 11’ – Spacious dining room facilitates your more formal dinner gatherings and special occasions.



Kitchen – 10’ x 9.5’ - Fantastic island kitchen with scads of attractive refinished white raised panel cabinets, hardwood floors, granite composite sink with upgraded faucet, newer dishwasher, gas stove and side by side fridge with ice and water in the door.





Family Room - 19’ x 12.66’ – Casual entertaining and family enjoyment is facilitated in the family room adjoining the kitchen with gorgeous hardwood floors, cozy gas fireplace, ceiling fan, compact eating area and French door, with phantom screens, to south facing sun drenched patio.





Laundry Room – 7 x 6’ – With extra shelving**.**

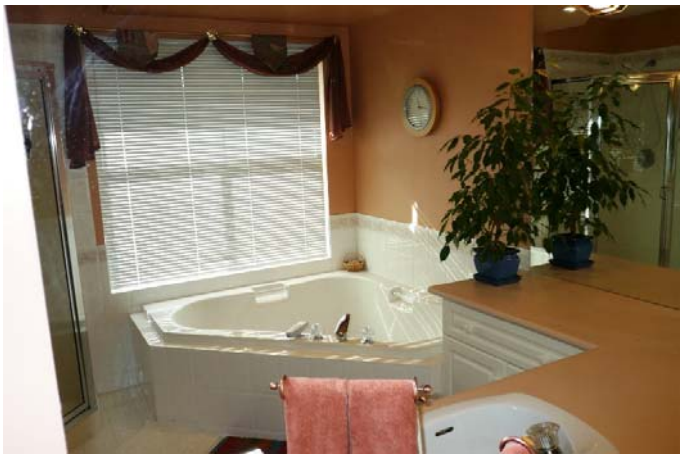
Powder Room - **2 Piece**



<u>Upper Level</u>: 1144 Square Feet

Master Bedroom – 17.66' x 14' - Spacious master suite with, ceiling fan and double door entry is big enough to accommodate a sitting area and boasts a spacious fully organized walk-in closet and spectacular four piece ensuite with newer toilet, separate soaker tub & neo-angle shower.

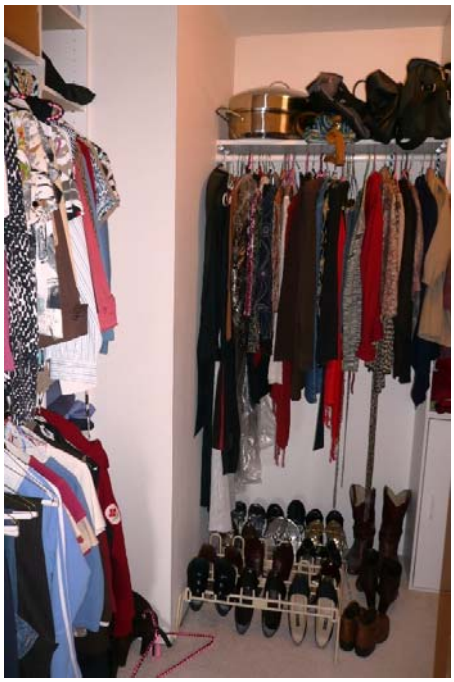












Bedroom – 11’ x 11’



Bedroom – 16’ x 11.5’

Library – 14’ x 10.5’ - Library with gorgeous custom built oak bookshelves





Main Bath – 4 Piece – With newer toilet and curved shower curtain rod



- **The Good Life Just Keeps Getting Better! Fantastic Opportunity In Oak Tree. Meticulous Townhouse With Tasteful ‘Southwest’ Decor, Spacious Plan Designed For Entertaining & To Pamper You, Double Garage, Gorgeous Setting & Fantastic Location Tucked Away In A Quiet Corner With South Facing Rear Yard Overlooking Green Space Between Units.**
- **Entry Hall With Tile Floors Welcomes You To This Fine Home.**

- **Entertainment Sized Living Room Boasts Cozy Gas Fireplace.**
- **Spacious Dining Room With Attractive Coffered Ceiling Facilitates Your Special Dining Occasions.**
- **Fantastic Island Kitchen With Scads Of Attractive Updated White Raised Panel Cabinets, Hardwood Floors, Granite Composite Sink With Updated Faucet, Newer Dishwasher, Gas Stove & Side By Side Fridge With Ice & Water In The Door.**
- **Casual Entertaining And Family Enjoyment Is Facilitated In The Family Room Adjoining The Kitchen With Gorgeous Hardwood Floors, Cozy Gas Fireplace, Ceiling Fan, Compact Eating Area And French Door, With Phantom Screen, To South Facing Sun Drenched Patio Overlooking Green Space. Hedging Adjoining The Patio Provides Additional Privacy.**







- **Upper Level Boasts A Library With Gorgeous Custom Built Oak Bookshelves And Three Spacious Bedrooms Including Master With Double Door Entry And With Room For Sitting Area & Luxurious Ensuite With Separate Soaker Tub & Shower. Four Piece Main Bath Upstairs.**
- **Attractive Townhome With Many Updates Including Gorgeous Hardwood Floors, Subtle 'Southwest' Décor, And The Finest Location In A Quiet Corner Of The Complex With Sunny South Facing Rear Yard Overlooking Green Space. Enjoy The Benefits Of The Sun In Your Kitchen, Family Room, Master Bedroom And Ensuite.**

- ✯ **Double Garage, With Extra Shelving, And With Two Parking Stalls On The Apron.**
- ✯ **Imagine, The Freedom To Spend Weekends And Evenings Pursuing The Interests You Desire Without The Burdens Of Maintaining A Single Family Home And Yard. You'll Discover That The Good Life Gets Even Better As Professional Maintenance Frees You From Outside Chores.**
- ✯ **Monthly Strata Fee: $244.60.**
- ✯ **Annual Taxes: $1957.05.**

The Oak Tree Community

Desirable self managed community centrally located in Fleetwood boasts entry with attractive water feature, clubhouse with kitchen and lounge and relatively low density development.













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