



Presented by:
Ajia Glover



Royal LePage - Wolstencroft
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For Approval
R3002600
Board: F
Townhouse

6034 E GREENSIDE DRIVE
Cloverdale
Cloverdale BC
V3S 5M8

Residential Attached
\$654,900 (LP)
(SP)



Sold Date:	If new,GST/HST inc?:	Original Price: \$654,900
Meas. Type:	Bedrooms: 2	Approx. Year Built: 1978
Frontage(feet):	Bathrooms: 1	Age: 47
Frontage(metres):	Full Baths: 1	Zoning: RM-15
Depth / Size (ft.):	Half Baths: 0	Gross Taxes: \$2,316.27
Sq. Footage: 0.00		For Tax Year: 2024
Flood Plain:	P.I.D.: 001-691-520	Tax Inc. Utilities?: No
View: No		Tour: Virtual Tour URL
Complex / Subdiv: Greenside Estates		
First Nation		
Services Connctd: Electricity, Natural Gas, Sanitary Sewer, Storm Sewer, Water		
Sewer Type: City/Municipal	Water Supply: City/Municipal	

Style of Home: 2 Storey, End Unit	Total Parking: 2	Covered Parking:	Parking Access:
Construction: Frame - Wood	Parking: Open		
Exterior: Vinyl	Dist. to Public Transit: 230m/3 min walk	Dist. to School Bus: 300m/4 min walk	
Foundation: Concrete Slab	Title to Land: Freehold Strata		
	Property Disc.: Yes		
Renovations: Partly	Fixtures Leased: :		
# of Fireplaces: 1 R.I. Fireplaces:	Fixtures Rmvd: :		
Fireplace Fuel: Gas - Natural			
Fuel/Heating: Baseboard, Electric, Natural Gas			
Outdoor Area: Balcny(s) Patio(s) Dck(s), Fenced Yard	Floor Finish: Laminate, Wall/Wall/Mixed		
Type of Roof: Asphalt			
Legal: STRATA LOT 80 SECTION 10 TOWNSHIP 8 NEW WESTMINSTER DISTRICT STRATA PLANNW1218 TOGETHER WITH AN INTEREST IN THE COMMON PROPERTY IN PROPORTION TO THE UNIT ENTITLEMENT OF THE STRATA LOT AS SHOWN ON FORM 1			

Amenities: **Club House, Exercise Centre, In Suite Laundry, Pool; Outdoor, Recreation Center**

Site Influences: **Central Location, Private Setting, Private Yard, Recreation Nearby, Shopping Nearby**
Features: **Clothes Washer/Dryer, Drapes/Window Coverings, Free Stand F/P or Wdstove, Microwave, Refrigerator, Storage Shed, Stove, Vaulted Ceiling**

Finished Floor (Main): 586	Units in Development: 276	Tot Units in Strata: 276	Locker: No
Finished Floor (Above): 436	Exposure: North	Storeys in Building: 2	
Finished Floor (AbvMain2): 0	Mgmt. Co's Name: Self Managed	Mgmt. Co's #: 604-530-6169	
Finished Floor (Below): 0	Maint Fee: \$383.00	Council/Park Apprv?:	
Finished Floor (Basement): 0	Maint Fee Includes: Caretaker, Garbage Pickup, Gardening, Management, Recreation Facility, Snow removal		
Finished Floor (Total): 1,022 sq. ft.			
Unfinished Floor: 0			
Grand Total: 1,022 sq. ft.	Bylaws Restrictions: Pets Allowed, Rentals Allowed		
Suite: None	Restricted Age:	# of Pets: 2	Cats: Yes Dogs: Yes
Basement: None	# or % of Rentals Allowed: 100%		
Crawl/Bsmt. Ht:	Short Term(<1yr)Rnt/Lse Alwd?: No		
# of Kitchens: 1	Short Term Lse-Details: No short term rentals		

Floor	Type	Dimensions	Floor	Type	Dimensions	Bath	Floor	# of Pieces	Ensuite?
Main	Foyer	6'5 x 5'2			x	1	Above	4	No
Main	Dining Room	12'3 x 9'0			x	2			No
Main	Living Room	12'8 x 12'3			x	3			No
Main	Kitchen	11'9 x 9'3			x	4			No
Main	Laundry	12' x 6'6			x	5			No
Above	Bedroom	12'3 x 8'6			x	6			No
Above	Primary Bedroom	12'11 x 9'6			x	7			No
Above	Walk-In Closet	5'10 x 3'11			x	8			No

Listing Broker(s): **Royal LePage - Wolstencroft**

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Welcome to Greenside Estates - a hidden gem on the Surrey/Langley border. This 2-bed, 1-bath end unit townhome features a charming 'cottagecore' aesthetic; fresh paint throughout, updated kitchen with peninsula seating, updated bathroom, 2 side-by-side parking stalls, storage shed, and a very spacious yard - complete with spacious deck and a Lumon deck cover for year-round use. This complex boasts a parklike setting w/beautiful green grounds & awesome amenities, including the summertime staple - an outdoor pool! Located just mins away from schools, shopping, recreation, & transit - including the upcoming skytrain extension. Well maintained complex w/a healthy contingency, plus - no size/breed restriction on dogs. Join this genuinely friendly community today!



6034 Greenside Drive E • Surrey



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SCAN HERE TO
VIEW THE FULL TOUR!



2



1

Details

Property Type:	2 Storey, End Unit
Maintenance Fee:	\$383.00
Year Built:	1978
Living Area:	1,022 sq. ft.
Taxes:	\$2,316.27 (2024)

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