



Presented by:
Inder Bains

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Active
R3097613
Board: F
Apartment/Condo

310 14358 60 AVENUE

Surrey
Sullivan Station
V3X 0G3

Residential Attached

\$624,853 (LP)

(SP)



Sold Date:	If new,GST/HST inc?:	Original Price: \$624,853
Meas. Type:	Bedrooms: 3	Approx. Year Built: 2013
Frontage(feet):	Bathrooms: 2	Age: 13
Frontage(metres):	Full Baths: 2	Zoning: MF
Depth / Size (ft.):	Half Baths: 0	Gross Taxes: \$2,626.44
Sq. Footage: 0.00	P.I.D.: 029-072-638	For Tax Year: 2025
Flood Plain:	View: No	Tax Inc. Utilities?: No
Complex / Subdiv: LATITUDE	Complex / Subdiv: LATITUDE	Tour: Virtual Tour URL
First Nation:	Services Connctd: Electricity	
Sewer Type: City/Municipal	Water Supply: City/Municipal	

Style of Home: **1 Storey**
Construction: **Frame - Wood**
Exterior: **Brick, Mixed**
Foundation: **Concrete Perimeter**

Renovations:
of Fireplaces: **0** R.I. Fireplaces:
Fireplace Fuel:
Fuel/Heating: **Baseboard**
Outdoor Area: **Balcony(s)**
Type of Roof: **Asphalt**

Reno. Year:
Rain Screen:
Metered Water:
R.I. Plumbing:

Total Parking: **1** Covered Parking: **1** Parking Access:
Parking: **Garage Underbuilding, Visitor Parking**
Dist. to Public Transit:
Title to Land: **Freehold Strata** Dist. to School Bus:
Property Disc.: **No**
Fixtures Leased: **No**
Fixtures Rmvd: **No**
Floor Finish:

Legal: **STRATA LOT 37, PLAN EPS866, SECTION 9, TOWNSHIP 2, NEW WESTMINSTER LAND DISTRICT, TOGETHER WITH AN INTEREST IN THE COMMON PROPERTY IN PROPORTION TO THE UNIT ENTITLEMENT OF THE STRATA LOT AS SHOWN ON FORM V**

Amenities: **Elevator, In Suite Laundry, Playground**

Site Influences:
Features: **ClthWsh/Dryr/Frdg/Stve/DW**

Finished Floor (Main): 935	Units in Development:	Tot Units in Strata: 52	Locker: Yes
Finished Floor (Above): 0	Exposure:	Storeys in Building: 4	
Finished Floor (AbvMain2): 0	Mgmt. Co's Name: Nai Goddard & Smith Realty Ser	Mgmt. Co's #: 604-534-7974	
Finished Floor (Below): 0	Maint Fee: \$450.00	Council/Park Apprv?:	
Finished Floor (Basement): 0	Maint Fee Includes: Caretaker, Garbage Pickup, Gardening, Management		
Finished Floor (Total): 935 sq. ft.			
Unfinished Floor: 0			
Grand Total: 935 sq. ft.	Bylaws Restrictions: Pets Allowed w/Rest.		

Suite: **None**
Basement: **None**
Crawl/Bsmt. Ht: # of Levels: **1**
of Kitchens: **1** # of Rooms: **6**

Restricted Age: # of Pets: Cats: Dogs:
or % of Rentals Allowed:
Short Term(<1yr)Rnt/Lse Alwd?: **No**
Short Term Lse-Details:

Floor	Type	Dimensions	Floor	Type	Dimensions	Bath	Floor	# of Pieces	Ensuite?
Main	Living Room	12'6 x 13'0			x	1	Main	4	Yes
Main	Kitchen	10'1 x 10'0			x	2	Main	4	No
Main	Dining Room	8'6 x 11'6			x	3			No
Main	Primary Bedroom	11'0 x 11'6			x	4			No
Main	Bedroom	10'0 x 10'0			x	5			No
Main	Bedroom	9'6 x 9'0			x	6			No
					x	7			No
					x	8			No

Listing Broker(s): **Gilco Real Estate Services**

Welcome to LATITUDE! This spacious 3-bedroom, 2-bathroom condo is perfect for families and first-time buyers. Ideally located, this home offers convenience and comfort in a highly desirable neighborhood. Both elementary and secondary schools are within walking distance, along with a shopping plaza nearby for everyday needs. Easy access to Highway 10 makes commuting to Vancouver, Langley, and surrounding areas simple. Enjoy an active lifestyle with the YMCA, parks, and The tennis center just minutes away. A fantastic opportunity to live in a vibrant, family-friendly community.