



#4-877 Morrison Ave



Year Built: 2020

1466 square feet

3 Bedrooms 3 Bathrooms + den/office

Taxes: \$3,603.50

Strata Fee: \$181.47

includes water, sewer, and a small amount of landscaping, contingency reserve fund (10%)

Parking: 1 detached garage + uncovered spot

Complex: 877 Morrison

Pets: No more than 2 pets

Rentals: No less than 30 days

MAIN LEVEL

Living Room	12'9 x 13'5
Dining Room	6'6 x 5'4
Kitchen	13'2 x 12'7
Den/Office	12'3 x 8'10
Laundry	
Bathroom- Half	

UPPER LEVEL

Primary Bedroom	12'2 x 14'5
Ensuite Bathroom	
Bedroom	9'5 x 10'2
Bedroom	9'5 x 10'2
Bathroom- Full	



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stonesisters.com
250.862.7675 info@stonesisters.com

Property Features

- Superior quality and design, this exceptional like-new residence offers many unique features most townhomes don't : private outdoor space, extra soundproofing, a separated 1 car garage plus a second designated exterior parking pad
- No detail spared with concrete walls and extra insulation between units, the interior boasts hardwood flooring, a warm yet timeless color palette and a sought-after floorplan
- The open concept kitchen includes high-end appliances, quartz, a large island with a prep sink & full height custom cabinetry
- Brilliantly designed with a main floor den/office that could easily function as a 4th bedroom
- Upstairs holds three bedrooms including the king-sized primary suite with a walk-in closet with custom organizers and a lavish ensuite complete with double vanities and a glass rain shower
- No shortage of storage with quality cabinetry in every bedroom, plus a 4'5" heated crawl space
- Enjoy evenings on the patio with a low-maintenance green space ideal for kids or pets
- Window coverings and solid wood cabinetry throughout



Primary King-Sized Bedroom



Primary Ensuite



All Bedrooms Are A Generous Size



Full Bathroom With High-End Finishing

