




Presented by:  
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**Active**  
**R2443195**  
 Board: F  
 House/Single Family

**8092 139A STREET**  
 Surrey  
 East Newton  
 V3W 8P6

Residential Detached  
**\$820,000** (LP)   
 (SP)



Sold Date: Frontage (feet): **36.00** Original Price: **\$820,000**  
 Meas. Type: **Feet** Bedrooms: **3** Approx. Year Built: **1983**  
 Depth / Size: Bathrooms: **2** Age: **37**  
 Lot Area (sq.ft.): **5,123.00** Full Baths: **1** Zoning: **RF-G**  
 Flood Plain: Half Baths: **1** Gross Taxes: **\$3,165.84**  
 Rear Yard Exp: **Northeast** For Tax Year: **2019**  
 Council Apprv?: Tax Inc. Utilities?: **No**  
 If new, GST/HST inc?: P.I.D.: **000-639-486**  
 Tour:

View: **Yes: Greenbelt, creek, and wildlife**  
 Complex / Subdiv:  
 Services Connected: **Electricity, Natural Gas, Sanitary Sewer, Storm Sewer**  
 Sewer Type: **City/Municipal**

Style of Home: **2 Storey, Basement Entry**  
 Construction: **Frame - Wood**  
 Exterior: **Wood**  
 Foundation: **Concrete Perimeter**  
 Rain Screen:  
 Renovations: **Partly** Reno. Year:  
 R.I. Plumbing:  
 R.I. Fireplaces:  
 # of Fireplaces: **2**  
 Fireplace Fuel: **Wood**  
 Water Supply: **City/Municipal** Metered Water:  
 Fuel/Heating: **Forced Air**  
 Outdoor Area: **Balcny(s) Patio(s) Dck(s), Fenced Yard, Sundeck(s)**  
 Type of Roof: **Asphalt**

Total Parking: **2** Covered Parking: **1** Parking Access: **Front**  
 Parking: **Carpport; Single, Open**  
 Dist. to Public Transit: **2 BLOCKS** Dist. to School Bus: **4 BLOCKS**  
 Title to Land: **Freehold NonStrata**  
 Property Disc.: **Yes**  
 PAD Rental:  
 Fixtures Leased: **No**  
 Fixtures Rmvd: **No**  
 Floor Finish: **Laminate, Mixed**

Legal: **LOT 340 SECTION 28 TOWNSHIP 2 NEW WESTMINSTER DISTRICT PLAN 62527**  
 Amenities: **Garden, In Suite Laundry, Storage**  
 Site Influences: **Cul-de-Sac, Greenbelt, Paved Road, Private Setting, Private Yard, Treed**  
 Features: **ClthWsh/Dryr/Frdg/Stve/DW, Drapes/Window Coverings, Pantry, Range Top, Smoke Alarm, Storage Shed**

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
<b>Bsmt</b>	<b>Foyer</b>	<b>7'8 x 5'9</b>			<b>x</b>			<b>x</b>
<b>Bsmt</b>	<b>Family Room</b>	<b>19'8 x 10'5</b>			<b>x</b>			<b>x</b>
<b>Bsmt</b>	<b>Laundry</b>	<b>10'10 x 7'4</b>			<b>x</b>			<b>x</b>
<b>Main</b>	<b>Dining Room</b>	<b>11'6 x 9'0</b>			<b>x</b>			<b>x</b>
<b>Main</b>	<b>Living Room</b>	<b>13'6 x 11'6</b>			<b>x</b>			<b>x</b>
<b>Main</b>	<b>Eating Area</b>	<b>9'10 x 7'6</b>			<b>x</b>			<b>x</b>
<b>Main</b>	<b>Kitchen</b>	<b>9'10 x 8'0</b>			<b>x</b>			<b>x</b>
<b>Main</b>	<b>Master Bedroom</b>	<b>14'3 x 10'0</b>			<b>x</b>			<b>x</b>
<b>Main</b>	<b>Bedroom</b>	<b>10'11 x 9'4</b>			<b>x</b>			<b>x</b>
<b>Main</b>	<b>Bedroom</b>	<b>9'10 x 9'7</b>			<b>x</b>			<b>x</b>

Finished Floor (Main):	1,042	# of Rooms:10	Bath	Floor	# of Pieces	Ensuite?	Outbuildings
Finished Floor (Above):	0	# of Kitchens: 1	1	<b>Main</b>	4	<b>No</b>	Barn:
Finished Floor (Below):	620	# of Levels: 2	2	<b>Bsmt</b>	2	<b>No</b>	Workshop/Shed:
Finished Floor (Basement):	0	Suite: <b>None</b>	3			<b>No</b>	Pool:
Finished Floor (Total):	<b>1,662 sq. ft.</b>	Crawl/Bsmt. Height:	4			<b>No</b>	Garage Sz:
Unfinished Floor:	0	Beds in Basement: 0 Beds not in Basement: 3	5			<b>No</b>	Grg Dr Ht:
Grand Total:	<b>1,662 sq. ft.</b>	Basement: <b>Full, Fully Finished</b>	6			<b>No</b>	
			7			<b>No</b>	
			8			<b>No</b>	

Listing Broker(s): **Royal LePage West Real Estate Services**

**Nestled in a quiet cul-de-sac, backing onto a serene greenbelt, this spacious 5123 sq ft lot, featuring a detached 2-storey, basement-entry home is the perfect place for buyers looking to plant roots, investors, & builders alike. The main floor features 3 bedrooms & an updated 4-piece bathroom. From your kitchen window, gaze upon the natural beauty of the greenbelt & creek. Take in the picturesque view from your eat-in kitchen or balcony in this secluded, private slice of heaven. Downstairs features an expansive family room, bathroom, & access to an attached shed for all your storage needs. Live the suburban dream in this family-friendly neighbourhood within the Bear Creek Elementary School catchment, a stone's throw from beautiful Bear Creek Park, steps to transit, & nearby major routes.**



Welcome to...

8092 139A Street • Surrey



**AJIA GLOVER**  
 Don't just move out... Move Up!



604-315-8586

www.AjaTheRealtor.com





**Details**

	<b>3</b>	Property Type:	2 Storey Bsmt Entry	<p>Nestled in a quiet cul-de-sac, backing onto a serene greenbelt, this spacious 5123 sq ft lot, featuring a detached 2-storey, basement-entry home is the perfect place for buyers looking to plant roots, investors, &amp; builders alike. The main floor features 3 bedrooms &amp; an updated 4-piece bathroom. From your kitchen window, gaze upon the natural beauty of the greenbelt &amp; creek. Take in the picturesque view from your eat-in kitchen or balcony in this secluded, private slice of heaven. Downstairs features an expansive family room, bathroom, &amp; access to an attached shed for all your storage needs. Live the suburban dream in this family-friendly neighbourhood within the Bear Creek Elementary School catchment, a stones throw from beautiful Bear Creek Park, steps to transit, &amp; nearby major routes.</p>
		Year Built:	1983	
	<b>2</b>	Living Area:	1,662 sq. ft.	
		Lot:	5,123 sq. ft.	
		Frontage:	36 ft.	
		Taxes:	\$3,165.84	

