

32514 Oriole Crescent • Abbotsford



SUSAN PARSONS

THE RIGHT AGENT IN THE FRASER VALLEY

604-868-2842 • info@susanparsons.ca • www.SusanParsons.ca

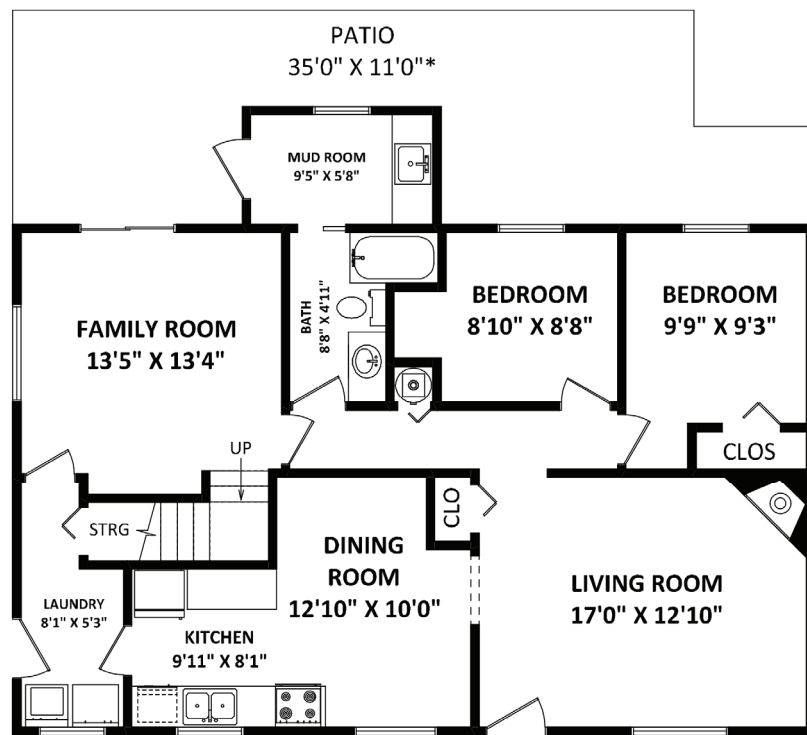


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TOTAL FINISHED AREA: 1602 SQ.FT.

OTHER AREA(S)

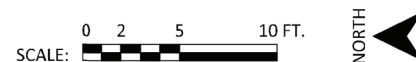
PATIO: 353 SQ.FT.*



MAIN FLOOR: 1137 SQ.FT.



UPPER FLOOR: 465 SQ.FT.



Please contact Susan Parsons, 604-868-2842, for specifications.

This communication is not intended to cause or induce breach of an existing agency agreement.



Royal LePage Wolstencroft Rlty. Ltd.
#135 19664 64 Avenue, Langley, BC V2Y 3J6
Tel. 604-530-0231



“ABBOTSFORD WEST” This nicely updated, 3 bdm, 2 bath, approx 1602 sq ft 1 1/2 storey home is located in a great family neighborhood backing onto a community park and within walking distance to John McLure Community School. Enjoy the spacious private master bdrm with 4 pc ensuite on the upper level and two bdrms on the main. Since 2009, \$70,000 spent in upgrades which includes: Centra windows and siding (transferable warranties), all exterior doors, roof, electrical panel (220) hot water tank, baseboards, main floor bath & hair salon sink in mudroom with infloor heating, scratch, stain & water resistant vinyl plank installed in the kitchen, eating area, laundry and master bdrm, inground sprinkler system, granite patio with basalt edging and backyard floodlight.

3 Beds | 2 Baths | 1,602 sq.ft.

Year built:	1977
Lot Size:	6,131 sq.ft.
Property Style:	1 1/2 Storey
Type of Dwelling:	Detached
Taxes:	\$3,492.72 (2019)

