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22 – 6568 193B Street, Surrey

\$668,800

**Fantastic 1,344 Sq. Ft. Townhome In Desirable ‘Belmont at Southlands’  
Affordable Living in Style In Desirable Clayton Location**

Neat and clean, 1,344 square foot, three bedroom, two bathroom townhome with three covered parking stalls in a central Clayton location must be seen to appreciate. Entertaining is easy in the main floor with attractive laminate floors and tasteful paint and decor with living room with cozy fireplace, dining room family room with door to covered deck and attractive kitchen with granite counters, island with breakfast bar and stainless appliances. Three bedrooms and two baths up including primary bedroom with four piece bath and walk-through closet. Carpets, bathroom floors, hot water tank and paint have been recently updated. Three parking stalls including double tandem garage and carport is a desirable rarity. Attractive covered front porch overlooking fenced yard. A must see for the discerning Buyer.



**The Mitten**  
REAL ESTATE TEAM

**Doug, Bonnie & David Mitten**

**604-290-5480**

All information contained in this brochure while thought to be reliable is not guaranteed to be accurate and should be verified by the purchaser.



## MAIN LEVEL: 630 SQUARE FEET

**Living Room: 10'8 x 10'7**



**Dining Room: 11' x 8'7**



**Kitchen: 11' x 11'**



**Family Room: 14'7" x 11'3"**





## **UPPER LEVEL: 633 SQUARE FEET**

### **Upper Hall**



### **Primary Bedroom: 12'8 x 10'8**



### **Ensuite: 4 Piece**



### **Walk-Through Closet: 7'5 x 3'10**

**Bedroom: 10'4 x 9'1**



**Bedroom: 9'6 x 9'1**



**4 Piece Main Bathroom**

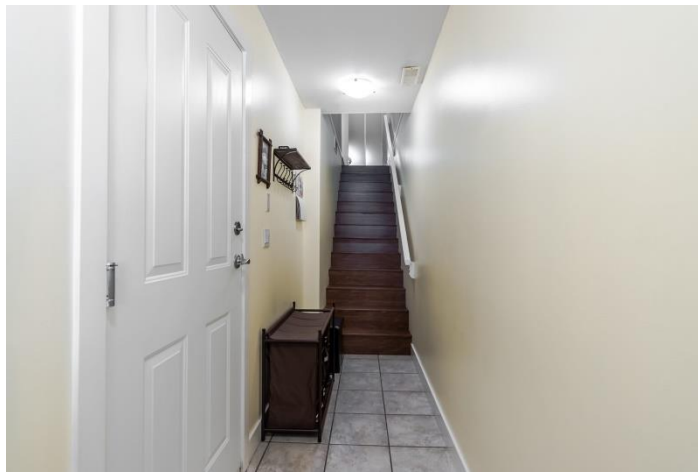


## **Laundry**



**BASEMENT: 81 SQUARE FEET**

**Entrance: 13'6 x 3'7**



## **FEATURES OF THIS FINE HOME:**

- ⌘ **Neat And Clean, 1,344 Square Foot, Three Bedroom, Two Bathroom Townhome With Three Covered Parking Stalls In A Central Clayton Location Must Be Seen To Appreciate.**
- ⌘ **Entertaining Is Easy In The Main Floor With Attractive Laminate Floors And Tasteful Paint And Decor With Living Room With Cozy Fireplace, Dining Room, Family Room With Door To Covered Deck And Attractive Kitchen With Granite Counters, Island With Breakfast Bar And Stainless Appliances.**



**Outdoor Entertaining Is Facilitated On The Deck Off Of The Family Room And Cozy Front Porch Overlooking Private Fenced Yard.**





- ⌘ **Upper Level Boasts Laundry Facilities, Three Bedrooms And Two Baths Including Primary Bedroom With Four Piece Bath And Walk-Through Closet.**
- ⌘ **Lower Level Offers Access To Garage And Rear Access For Visitor Parking.**
- ⌘ **Deck Off Family Room & Covered Patio Off Recreation Room Will Facilitate Your Outdoor Entertaining.**
- ⌘ **Three Parking Stalls Including Double Tandem Garage And Carport Is A Desirable Rarity.**



- ⌘ **This Super Townhome Designed For Family & Entertaining In Desirable Central Clayton Location Absolutely Must Be Seen.**



- ⌘ **Annual Taxes: \$2,443.20 [2020]**
- ⌘ **Monthly Strata Fee: \$270.26 Per Month**



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