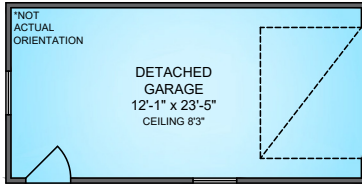


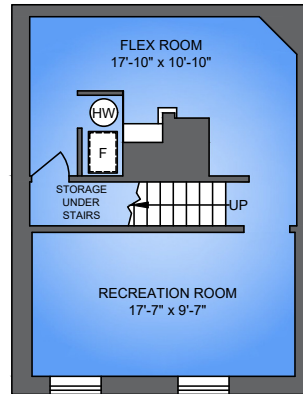


# 413 FOURTH STREET NEW WESTMINSTER, BC

**DETACHED GARAGE**  
290 SQ. FT.  
8'3" CEILING



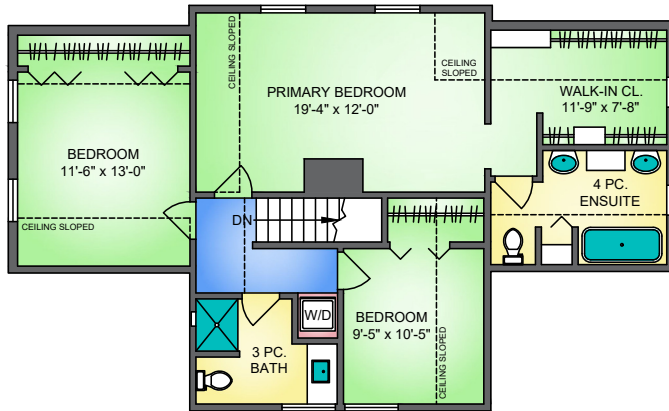
**LOWER FLOOR**  
524 SQ. FT.  
6'3" CEILING



**MAIN FLOOR**  
1174 SQ. FT.  
9'1" - 8'10" CEILING



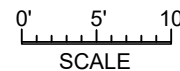
**UPPER FLOOR**  
950 SQ. FT.  
8'7" CEILING



**413 4TH STREET, NEW WESTMINSTER**  
FEBRUARY 21, 2024  
PREPARED BY PROPER MEASURE  
FOR THE EXCLUSIVE USE OF LORI FRALIC.  
PLANS MAY NOT BE 100% ACCURATE. IF CRITICAL BUYER TO VERIFY E&S INSURED.

FLOOR	AREA (SQ. FT.)		
	FINISHED	GARAGE	DECK / PATIO
MAIN	1174	290	456
UPPER	950	-	-
LOWER	524	-	-
<b>TOTAL</b>	<b>2648</b>	<b>290</b>	<b>456</b>

NORTH



Lori Fralic PREC

604-312-0738

fralicrealestate.com

**KW VANCENTRAL**  
KELLERWILLIAMS REALTY  
EACH OFFICE IS INDEPENDENTLY OWNED AND OPERATED