



# 13438 Central Avenue

Surrey, BC

HOODQ ADDRESS REPORT™

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HoodQ  
Homebuyer  
Hub

## SCHOOLS

With good assigned and local public schools very close to this home, your kids can thrive in the neighbourhood.

### École Kwantlen Park Secondary

Designated Catchment School  
Grades 8 to 12  
10441 132 St

### Old Yale Road Elementary

Designated Catchment School  
Grades K to 7  
10135 132 St

### Other Local Schools

#### Surrey Traditional

Grades K to 7  
13875 113 Ave

#### Surrey Academy of Innovative Learning (SAIL)

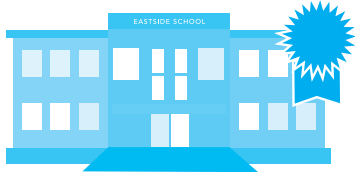
Grades 1 to 12  
14033 92 Ave

### Mountainview Montessori

Grades K to 7  
15225 98 Ave

### École Gabrielle-Roy

Grades K to 12  
6887 132 St



## PARKS & REC.

This home is located in park heaven, with 4 parks and a long list of recreation facilities within a 20 minute walk from this address.

### North Surrey Arena

10275-City Parkway



### West Village Park

10357 133 Street



### North Surrey Recreation Centre

10275 City Parkway



### FACILITIES WITHIN A 20 MINUTE WALK

- |                    |                             |
|--------------------|-----------------------------|
| 2 Playgrounds      | 1 Community Centre          |
| 1 Pool             | 2 Splash Pads               |
| 1 Arena            | 2 Trails                    |
| 2 Rinks            | 1 Arts/Performance Facility |
| 1 Basketball Court | 1 Fitness/Weight Room       |



## TRANSIT

Public transit is at this home's doorstep for easy travel around the city. The nearest street transit stop is only a minute walk away and the nearest rail transit stop is a 2 minute walk away.

### Nearest Rail Transit Stop

Surrey Central Station



### Nearest Street Level Transit Stop

Surrey Central Station at Bay 5a



## SAFETY

With safety facilities in the area, help is always close by. Facilities near this home include a fire station, a police station, and a hospital within 1.55km.

### Surrey Memorial Hospital

13750 96 Ave

### Fire Station

13079 104 Ave

### Police Station

10720 King George Blvd

## HOME SHOPPING TOOLS

It takes only 60 seconds to complete and sets you up for greater success with your homebuying journey

### Get Pre-Qualified Today



We are actively looking for lenders with the best solution so we can offer this to you soon.



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