

# 119 1195 PIPELINE RD, V3B 6J5

**Active**

List Price: **\$134,900** Previous Price: **\$159,900**  
Original Price: **\$159,900**

Subdiv/Complex:  
Frontage: Approx Yr Blt: **1984** PID: **000-681-318**  
Depth/Size: Type: **Apartment/Condo**  
Lot SqFt: **0** Age at List Date: **30** Zoning: **RM2**  
Exposure: **S** Bedrooms: **1** Taxes: **\$1,227 (2013)**  
Stories in Bldg: Bathrooms: **1** If New GST/HST Incl:  
Flood Plain: Full Baths: **1** Tax Incl Utils: **No**  
Meas. Type: **Feet** Half Baths: **0** Apprvl Reqd:  
Fixtures Lsd:  
Fixt Removed:  
View:

Style of Home: **1 Storey, Ground Level Unit** Total Parking: **1** Covered Parking: **1**  
Construction: **Frame - Wood** Parking Access: **Lane**  
Foundation: **Concrete Perimeter** Parking Facilities: **Garage; Underground**  
Exterior: **Wood**  
Rain Screen: R/I Plumbing:  
Type of Roof: **Asphalt** Dist to Public Trans: **CLOSE** Dist to School/Bus: **CLOE**  
Renovations: Reno Year: Units in Development: Total Units in Strata:  
Flooring: **Mixed** Locker:  
Water Supply: **City/Municipal** Possession:  
Heat/Fuel: **Baseboard, Electric** Title to Land: **Freehold Strata**  
No. of Fireplaces: **0** R/I Fireplaces: Seller's Interest: **Court Ordered Sale**  
Fireplace Fuel: **None** Mortgage Info: **\$0**  
Outdoor Area: **Fenced Yard** Property Disclosure: **N - FORECLOSURE**  
Mngmt Co: **PEAK PPTY MGMT** Bylaw Restrictions: **Pets Allowed w/Rest., Rentals Allowed w/Restrictions**  
Mngmt Ph: **604-931-8666** Maint Fee: **\$227.05**

Maint Charge Incl: **Gardening, Garbage Pickup, Management**

Legal: **PL NWS2075 LT 12 LD 36 SEC 11 TWP 39 STRATA LOT AS SHOWN ON FORM 1 OR V, AS APPROPRIATE.**  
Amenities: **In Suite Laundry, Pool; Outdoor, Wheelchair Access**  
Features Incl:

Site Influences: **Central Location, Private Yard, Shopping Nearby**

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main F.	Living Room	14' X 12'						
Main F.	Dining	9' X 7'5						
Main F.	Kitchen	7'5 X 6'10						
Main F.	Master Bedroom	12' X 11'						

Floor Area (SqFt):		Total # Rooms:	4	Bathrooms	
Finished Floor Area Main:	624	Finished Levels:	1	1 4 Piece; Ensuite: N; Level: Main F.	
Finished Floor Area Up:	0	Basement Area:	None	2	
Finished Floor Area Down:	0			3	
Finished Floor Area Bsmt:	0	Bsmt Height:		4	
Total Finished Floor Area:	624	Restricted Age:		5	
		# Pets / Cats; Dogs: /	<b>Cats: Yes; Dogs: Yes</b>	6	
Unfinished Floor Area:	0	# or % Rentals:		7	
Grand Total Floor Area:	624			8	

Listing Broker(s): **(1) Sutton Grp-West Coast Realty**

**Great Garden Apartment with Beautiful South Facing Fully Fenced Yard. Spacious one bedroom apartment with in suite laundry H/U. Complex has its own outdoor swimming pool. Walk to future Evergreenline, Buses, coquitlam Centre, DouglasCollege, Lafarge Lake & Park & Coquitlam River trails. Fantastic location in the heart of Coquitlam Town Center.**

# 303 2429 HAWTHORNE AV, V3C 6G6

Active



List Price: **\$139,900** Previous Price:  
Original Price: **\$139,900**

Subdiv/Complex: **STONEBROOK**

Frontage: Approx Yr Blt: **1992** PID: **017-878-632**  
 Depth/Size: Type: **Apartment/Condo**  
 Lot SqFt: **0** Age at List Date: **22** Zoning: **STRATA**  
 Exposure: **N** Bedrooms: **1** Taxes: **\$980 (2014)**  
 Stories in Bldg: **3** Bathrooms: **1** If New GST/HST Incl:  
 Flood Plain: Full Baths: **1** Tax Incl Utils:  
 Meas. Type: Half Baths: **0** Apprvl Req'd: **No**  
 Fixtures Lsd:  
 Fixt Removed:  
 View:

Style of Home: **Inside Unit** Total Parking: **1** Covered Parking: **1**  
 Construction: **Frame - Wood** Parking Access:  
 Foundation: **Concrete Perimeter** Parking Facilities: **Garage; Underground**  
 Exterior: **Mixed, Vinyl, Wood** R/I Plumbing:  
 Rain Screen: Type of Roof: **Asphalt, Tar & Gravel** Dist to Public Trans: Dist to School/Bus:  
 Renovations: Reno Year: Units in Development: Total Units in Strata: **84**  
 Flooring: **Laminate, Mixed, Wall/Wall/Mixed** Locker:  
 Water Supply: **City/Municipal** Possession:  
 Heat/Fuel: **Electric** Title to Land: **Freehold Strata**  
 No. of Fireplaces: **1** R/I Fireplaces: Seller's Interest: **Court Ordered Sale**  
 Fireplace Fuel: **Gas - Natural** Mortgage Info: **\$0**  
 Outdoor Area: **Balcony(s)** Property Disclosure: **N - SELLER NEVER LIVED IN UNIT**  
 Mngmt Co: **PROFILE PROPERTIES** Bylaw Restrictions: **Pets Allowed w/Rest., Rentals Allowed**  
 Mngmt Ph: **604-464-7548** Maint Fee: **\$290.38** w/Restrictions

Maint Charge Incl: **Gardening, Garbage Pickup, Gas, Hot Water, Management, Recreation Facility, Snow removal**

Legal: **PL LMS389 LT 76 LD 36 ENTITLEMENT OF THE STRATA LOT AS SHOWN ON FORM 1**  
 Amenities: **Bike Room, Club House, Elevator**  
 Features Incl:

Site Influences: **Central Location, Recreation Nearby, Shopping Nearby**

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main F.	Kitchen	8'3 X 7'9						
Main F.	Living Room	10'10 X 10'						
Main F.	Dining	8'2 X 10'						
Main F.	Master Bedroom	11'9 X 10'						
Main F.	Foyer	4' X 5'5						

Floor Area (SqFt):		Total # Rooms:	<b>5</b>	Bathrooms	
Finished Floor Area Main:	<b>600</b>	Finished Levels:	<b>1</b>	<b>1 4 Piece; Ensuite: Y; Level: Main F.</b>	
Finished Floor Area Up:	<b>0</b>	Basement Area:	<b>None</b>	2	
Finished Floor Area Down:	<b>0</b>	Bsmt Height:		3	
Finished Floor Area Bsmt:	<b>0</b>	Restricted Age:		4	
Total Finished Floor Area:	<b>600</b>	# Pets / Cats; Dogs:	<b>2 / Cats: Yes; Dogs: Yes</b>	5	
Unfinished Floor Area:	<b>0</b>	# or % Rentals:	<b>10%</b>	6	
Grand Total Floor Area:	<b>600</b>			7	
				8	

Listing Broker(s): **(1) Prudential Sterling Realty**

**Top floor, spacious 1 bedroom in a fantastic central location in Port Coquitlam. Living room features vaulted ceiling and cozy gas fireplace. Kitchen with lots counter space and cupboards. Sliders to balcony! Hot water and gas included in maintenance fee! Walk to Gates Park, Trabouley Trail, Coquitlam River, Riverside Secondary, restaurants & shopping in downtown Port Coquitlam. Close to buses and Westcoast Express. Pets welcome with some restrictions.**

# 304 1969 WESTMINSTER AV, V3B 1E7

**Active**

List Price: **\$142,500** Previous Price:  
Original Price: **\$142,500**

Subdiv/Complex: **THE SAPHIRE**

Frontage: Approx Yr Blt: **2008** PID: **027-654-621**  
 Depth/Size: Type: **Apartment/Condo**  
 Lot SqFt: Age at List Date: **6** Zoning: **APT**  
 Exposure: Bedrooms: **1** Taxes: **\$1,282 (2014)**  
 Stories in Bldg: **4** Bathrooms: **1** If New GST/HST Incl:  
 Flood Plain: **No** Full Baths: **1** Tax Incl Utils: **No**  
 Meas. Type: Half Baths: **0** Apprvl Reqd:  
 Fixtures Lsd:  
 Fixt Removed: **N**  
 View:

Style of Home: **Upper Unit** Total Parking: **1** Covered Parking: **1**  
 Construction: **Frame - Wood** Parking Access: **Rear**  
 Foundation: **Concrete Perimeter** Parking Facilities: **Garage Underbuilding**  
 Exterior: **Stone, Vinyl, Wood**  
 Rain Screen: R/I Plumbing:  
 Type of Roof: **Other** Dist to Public Trans: Dist to School/Bus:  
 Renovations: Reno Year: Units in Development: **23** Total Units in Strata: **23**  
 Flooring: **Laminate, Wall/Wall/Mixed** Locker: **Yes**  
 Water Supply: **City/Municipal** Possession: **TBA**  
 Heat/Fuel: **Electric, Baseboard** Title to Land: **Freehold Strata**  
 No. of Fireplaces: **1** R/I Fireplaces: Seller's Interest: **Court Ordered Sale**  
 Fireplace Fuel: **Electric** Mortgage Info:  
 Outdoor Area: **Balcony(s)** Property Disclosure: **N - Court Ordered Sale**  
 Mngmt Co: **Peak Management** Bylaw Restrictions: **Pets Allowed w/Rest., Rentals Allowed w/Restrictions**  
 Mngmt Ph: **604-931-8666** Maint Fee: **\$229.40**

Maint Charge Incl: **Gardening, Garbage Pickup, Management, Snow removal, Hot Water**

Legal: **PL BCS3110 LT 20 DL 464 LD 36 THE STRATA LOT AS SHOWN ON FORM V.**  
 Amenities: **Elevator, In Suite Laundry, Wheelchair Access**

Features Incl:

Site Influences:

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main F.	Living Room	12' X 9'						
Main F.	Dining	12' X 8'						
Main F.	Kitchen	10' X 6'						
Main F.	Master Bedroom	14' X 10'						
Main F.	Walk-In Closet	7' X 4'10						

**Floor Area (SqFt):** Total # Rooms: **5** **Bathrooms**  
 Finished Floor Area Main: **657** Finished Levels: **1** **1 4 Piece; Ensuite: Y; Level: Main F.**  
 Finished Floor Area Up: **0** Basement Area: **None** 2  
 Finished Floor Area Down: **0** 3  
 Finished Floor Area Bsmt: **0** Bsmt Height: 4  
 Total Finished Floor Area: **657** Restricted Age: 5  
 # Pets / Cats; Dogs: 6  
 Unfinished Floor Area: **0** # or % Rentals: 7  
 Grand Total Floor Area: **657** 8

Listing Broker(s): **(1) RE/MAX Crest Realty**

**6 year old condo in a very central location. 1 bedroom 1 bathroom with access to the bathroom from the bedroom as well. Granite countertops, undermount sink, laminate flooring, walk-in closet and much more. 2 large rooftop decks for enjoyment. Common amenity room on the main lobby level. Close to shopping, West Coast Express and all other amenities. Easy to show and well priced.**

# 209 1591 BOOTH AV, V3K 1B7

Active



List Price: **\$144,900** Previous Price: **\$154,900**  
Original Price: **\$178,900**

Subdiv/Complex: **LE LAURENTIAN**

Frontage: Approx Yr Blt: **1995** PID: **019-197-608**  
Depth/Size: Type: **Apartment/Condo**  
Lot SqFt: Age at List Date: **19** Zoning: **STRATA**  
Exposure: **W** Bedrooms: **1** Taxes: **\$1,333 (2013)**  
Stories in Bldg: **4** Bathrooms: **1** If New GST/HST Incl:  
Flood Plain: Full Baths: **1** Tax Incl Utils:  
Meas. Type: Half Baths: **0** Apprvl Req: **No**  
Fixtures Lsd: **N**  
Fixt Removed: **N**  
View: **Y - COURTYARD**

Style of Home: **Other** Total Parking: **1** Covered Parking: **1**  
Construction: **Frame - Wood** Parking Access: **Front**  
Foundation: **Concrete Perimeter** Parking Facilities: **Garage Underbuilding, Visitor Parking**  
Exterior: **Vinyl, Wood**  
Rain Screen: **Full** R/I Plumbing:  
Type of Roof: **Metal, Tar & Gravel** Dist to Public Trans: **1 BLK** Dist to School/Bus: **1 BLK**  
Renovations: Reno Year: Units in Development: Total Units in Strata: **65**  
Flooring: **Mixed, Wall/Wall/Mixed** Locker:  
Water Supply: **City/Municipal** Possession:  
Heat/Fuel: **Baseboard, Electric** Title to Land: **Freehold Strata**  
No. of Fireplaces: **1** R/I Fireplaces: Seller's Interest: **Court Ordered Sale**  
Fireplace Fuel: **Gas - Natural** Mortgage Info: **\$0**  
Outdoor Area: **Balcony(s)** Property Disclosure: **N - SELLER NEVER LIVED IN UNIT**  
Mngmt Co: **STRATACO** Bylaw Restrictions: **Pets Allowed w/Rest., Rentals Allowed w/Restrictions**  
Mngmt Ph: **604-294-4141** Maint Fee: **\$205.00**

Maint Charge Incl: **Gardening, Garbage Pickup, Gas, Management, Snow removal**Legal: **PL LMS1876 LT 23 DL 47 LD 36 STRATA LOT AS SHOWN ON FORM 1 OR V, AS APPROPRIATE.**Amenities: **Garden, In Suite Laundry, Playground, Wheelchair Access**

Features Incl:

Site Influences: **Central Location, Recreation Nearby, Shopping Nearby**

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main F.	Living Room	11' X 11'						
Main F.	Kitchen	9' X 8'						
Main F.	Dining	11' X 7'						
Main F.	Master Bedroom	10' X 11'						
Main F.	Walk-In Closet	0' X 0'						
Main F.	Laundry	6' X 6'						

Floor Area (SqFt):		Total # Rooms:	6	Bathrooms	
Finished Floor Area Main:	648	Finished Levels:	1	1 4 Piece; Ensuite: N; Level: Main F.	
Finished Floor Area Up:	0	Basement Area:	None	2	
Finished Floor Area Down:	0			3	
Finished Floor Area Bsmt:	0	Bsmt Height:		4	
Total Finished Floor Area:	648	Restricted Age:		5	
Unfinished Floor Area:	0	# Pets / Cats; Dogs:	1 / Cats: Yes; Dogs: Yes	6	
Grand Total Floor Area:	648	# or % Rentals:	4	7	
				8	

Listing Broker(s): **(1) RE/MAX All Points Realty Grp.**

**Spacious 1 bedroom overlooking beautifully landscaped courtyard in super central location in Coquitlam. Features an open floor plan & has loads of insuite storage. Large covered patio perfect for BBQs! Private courtyard with play area and mature trees, great for kids & Fido! Building is rainscreened, has a strong contingency fund and a very proactive strata. Insuite laundry, covered visitor parking & secured underground parking. Walk to Silver City, Superstore, schools, transit & more. Easy access to Hwy #1, Port Mann, Lougheed Hwy, plus short bus ride to Skytrain.**

# 33 2446 WILSON AV, V3C 1Z6

**Active**

List Price: **\$149,900** Previous Price: **\$156,900**  
Original Price: **\$168,800**

Subdiv/Complex: **Orchard Valley**

Frontage:	Approx Yr Blt: <b>1975</b>	PID: <b>001-144-961</b>
Depth/Size:		Type: <b>Apartment/Condo</b>
Lot SqFt: <b>0</b>	Age at List Date: <b>39</b>	Zoning: <b>RA1</b>
Exposure: <b>W</b>	Bedrooms: <b>3</b>	Taxes: <b>\$916 (2014)</b>
Stories in Bldg: <b>3</b>	Bathrooms: <b>1</b>	If New GST/HST Incl:
Flood Plain: <b>Yes</b>	Full Baths: <b>1</b>	Tax Incl Utils: <b>No</b>
Meas. Type:	Half Baths: <b>0</b>	Apprvl Req: <b>No</b>
Fixtures Lsd: <b>N</b>		
Fixt Removed: <b>N</b>		
View: <b>N</b>		

Style of Home: <b>Upper Unit</b>	Total Parking: <b>1</b>	Covered Parking: <b>1</b>
Construction: <b>Frame - Wood</b>	Parking Access: <b>Side</b>	
Foundation: <b>Concrete Perimeter</b>	Parking Facilities: <b>Garage; Underground</b>	
Exterior: <b>Wood</b>		
Rain Screen:	R/I Plumbing: <b>No</b>	
Type of Roof: <b>Tar &amp; Gravel, Other</b>	Dist to Public Trans:	Dist to School/Bus:
Renovations: <b>Partly</b>	Units in Development: <b>180</b>	Total Units in Strata: <b>180</b>
Flooring: <b>Laminate, Tile, Other</b>	Locker: <b>No</b>	
Water Supply: <b>City/Municipal</b>	Possession:	
Heat/Fuel: <b>Hot Water</b>	Title to Land: <b>Freehold Strata</b>	
No. of Fireplaces: <b>0</b>	R/I Fireplaces:	Seller's Interest: <b>Court Ordered Sale</b>
Fireplace Fuel: <b>None</b>		Mortgage Info: <b>\$0</b>
Outdoor Area: <b>None</b>		
Mngmt Co: <b>C-21</b>	Property Disclosure: <b>N - Court Ordered</b>	
Mngmt Ph: <b>604-273-1745</b>	Bylaw Restrictions: <b>Pets Allowed w/Rest., Rentals Not Allowed</b>	
Maint Fee: <b>\$420.71</b>		

Maint Charge Incl: **Caretaker, Gardening, Garbage Pickup, Heat, Hot Water, Management, Recreation Facility, Snow removal**

Legal: **SL 86 DL 289 LD 36 PLAN NWS 155**  
Amenities: **Club House, Garden, Pool; Indoor, Sauna/Steam Room, Shared Laundry**  
Features Incl:

Site Influences: **Central Location, Recreation Nearby, Shopping Nearby**

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main F.	Living Room	20'3 X 12'11						
Main F.	Dining	8' X 7'4						
Main F.	Kitchen	8' X 7'2						
Main F.	Master Bedroom	12'3 X 10'7						
Main F.	Bedroom	12'3 X 9'1						
Main F.	Bedroom	12'3 X 9'						

<b>Floor Area (SqFt):</b>	Total # Rooms: <b>6</b>	<b>Bathrooms</b>
Finished Floor Area Main: <b>1,100</b>	Finished Levels: <b>1</b>	1 <b>4 Piece; Ensuite: N; Level: Main F.</b>
Finished Floor Area Up: <b>0</b>	Basement Area: <b>None</b>	2
Finished Floor Area Down: <b>0</b>		3
Finished Floor Area Bsmt: <b>0</b>	Bsmt Height:	4
Total Finished Floor Area: <b>1,100</b>	Restricted Age:	5
	# Pets / Cats; Dogs:	6
Unfinished Floor Area: <b>0</b>	# or % Rentals:	7
Grand Total Floor Area: <b>1,100</b>		8

Listing Broker(s): **(1) RE/MAX LifeStyles Realty, (2) RE/MAX LifeStyles Realty**

**UPDATED "3" BDRM UNIT at ORCHARD VALLEY. Has newer cabinets, granite cnt tops,laminate & ceramic floors, deck. Near Gates Park & PoCo trail system, buses, WCE stn., SCHOOL, shopping, Wilson Rec Ctr., Library & more. Complex has indoor pool to enjoy all year. Fees incl: heat, hot water &caretaker on site. Measurements are approximate and should be verified by the Buyer if Important to them.**

# 101 1200 PACIFIC ST, V3B 6K2

Active



List Price: **\$155,000** Previous Price:  
Original Price: **\$155,000**

Subdiv/Complex: **Glenview Manor**

Frontage: Approx Yr Blt: **1983** PID: **010-496-785**  
 Depth/Size: Type: **Apartment/Condo**  
 Lot SqFt: **0** Age at List Date: **31** Zoning: **MULTIF**  
 Exposure: Bedrooms: **1** Taxes: **\$1,205 (2014)**  
 Stories in Bldg: **4** Bathrooms: **1** If New GST/HST Incl:  
 Flood Plain: **No** Full Baths: **1** Tax Incl Utils:  
 Meas. Type: Half Baths: **0** Apprvl Req: **No**  
 Fixtures Lsd: **N**  
 Fixt Removed: **N**  
 View:

Style of Home: **Ground Level Unit** Total Parking: **1** Covered Parking: **1**  
 Construction: **Frame - Wood** Parking Access:  
 Foundation: **Concrete Perimeter** Parking Facilities: **Garage; Underground, Visitor Parking**  
 Exterior: **Stone**  
 Rain Screen: **Full** R/I Plumbing:  
 Type of Roof: **Tar & Gravel, Other** Dist to Public Trans: **NEAR** Dist to School/Bus: **NEAR**  
 Renovations: Reno Year: Units in Development: Total Units in Strata: **128**  
 Flooring: **Wall/Wall/Mixed** Locker: **No**  
 Water Supply: **City/Municipal** Possession:  
 Heat/Fuel: **Baseboard, Electric** Title to Land: **Freehold Strata**  
 No. of Fireplaces: **0** R/I Fireplaces: **0** Seller's Interest: **Court Ordered Sale**  
 Fireplace Fuel: Mortgage Info: **\$0**  
 Outdoor Area: **Patio(s)** Property Disclosure: **N - COURT ORDERED SALE**  
 Mngmt Co: **Baywest** Bylaw Restrictions: **Pets Allowed w/Rest., Rentals Allowed**  
 Mngmt Ph: **604-591-6060** Maint Fee: **\$200.01** w/Restrictions

Maint Charge Incl: **Caretaker, Gardening, Garbage Pickup, Hot Water, Management, Snow removal**Legal: **PL NWS2737 LT 1 DL 386 LD 36 STRATA LOT AS SHOWN ON FORM 1 OR V, AS APPROPRIATE.**Amenities: **Shared Laundry, Elevator**

Features Incl:

Site Influences: **Central Location, Private Setting, Recreation Nearby, Shopping Nearby**

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main F.	Living Room	16'6 X 12'7						
Main F.	Dining	8'1 X 7'2						
Main F.	Kitchen	8'1 X 7'						
Main F.	Master Bedroom	12'3 X 11'5						
Main F.	Storage	7' X 4'						

**Floor Area (SqFt):** Total # Rooms: **5** **Bathrooms**  
 Finished Floor Area Main: **676** Finished Levels: **1** **1 4 Piece; Ensuite: N; Level: Above**  
 Finished Floor Area Up: **0** Basement Area: **None** 2  
 Finished Floor Area Down: **0** 3  
 Finished Floor Area Bsmt: **0** Bsmt Height: 4  
 Total Finished Floor Area: **676** Restricted Age: 5  
 # Pets / Cats; Dogs: **2 / Cats: Yes; Dogs: Yes** 6  
 Unfinished Floor Area: **0** # or % Rentals: **32** 7  
 Grand Total Floor Area: **676** 8

Listing Broker(s): **(1) Prudential Sterling Realty, (2) Prudential Sterling Realty**

**GREAT VALUE - Uniquely affordable 1 bedroom, ground floor apartment backing onto the court yard of Glenview Manor. This rainscreened building is in an absolutely amazing location central to all imaginable amenities!! Short walk to schools, parks, Coquitlam Centre, restaurants, entertainment, professional services and more. Minutes from the future Evergreen SkyTrain line (scheduled for completion in mid-2016). Don't miss out on this rare chance to own at such a low price! These opportunities do not happen often - call today!!**

# 112 535 BLUE MOUNTAIN ST, V3J 4R2

Active



List Price: **\$159,500** Previous Price:  
Original Price: **\$159,500**

Subdiv/Complex:  
Frontage: Approx Yr Blt: **1985** PID: **001-415-182**  
Depth/Size: Type: **Apartment/Condo**  
Lot SqFt: **0** Age at List Date: **29** Zoning: **APT**  
Exposure: Bedrooms: **2** Taxes: **\$1,189 (2014)**  
Stories in Bldg: Bathrooms: **2** If New GST/HST Incl:  
Flood Plain: Full Baths: **1** Tax Incl Utils: **No**  
Meas. Type: Half Baths: **1** Apprvl Reqd:  
Fixtures Lsd:  
Fixt Removed:  
View:

Style of Home: **Corner Unit, End Unit** Total Parking: **1** Covered Parking: **1**  
Construction: **Frame - Wood** Parking Access:  
Foundation: **Concrete Perimeter** Parking Facilities: **Garage; Underground**  
Exterior: **Brick, Mixed, Wood** R/I Plumbing:  
Rain Screen: Type of Roof: **Tar & Gravel** Dist to Public Trans: Dist to School/Bus:  
Renovations: Reno Year: Units in Development: Total Units in Strata:  
Flooring: **Vinyl/Linoleum, Wall/Wall/Mixed** Locker:  
Water Supply: **City/Municipal** Possession:  
Heat/Fuel: **Hot Water** Title to Land: **Freehold Strata**  
No. of Fireplaces: **0** R/I Fireplaces: Seller's Interest: **Court Ordered Sale**  
Fireplace Fuel: Mortgage Info: **\$0**  
Outdoor Area: **Balcony(s)** Property Disclosure: **N - SCHED A REQ'D, AS IS WHERE IS**  
Mngmt Co: Bylaw Restrictions: **Pets Allowed w/Rest., Rentals Allowed**  
Mngmt Ph: Maint Fee: **\$292.00** w/Restrictions

Maint Charge Incl: **Gardening, Garbage Pickup, Hot Water, Management**

Legal: **PL NWS2247 LT 15 DL 356 LD 36 STRATA LOT AS SHOWN ON FORM 1 OR V, AS APPROPRIATE.**  
Amenities: **In Suite Laundry**

Features Incl:

Site Influences: **Central Location, Shopping Nearby**

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main F.	Living Room	15'7 X 10'						
Main F.	Dining	8'0 X 7'4						
Main F.	Kitchen	7'7 X 7'0						
Main F.	Master Bedroom	12'10 X 11'9						
Main F.	Bedroom	9'6 X 7'7						
Main F.	Laundry	10'0 X 5'0						

**Floor Area (SqFt):** Total # Rooms: **6** **Bathrooms**  
Finished Floor Area Main: **754** Finished Levels: **1** 1 **4 Piece; Ensuite: N; Level: Main F.**  
Finished Floor Area Up: **0** Basement Area: **None** 2 **2 Piece; Ensuite: Y; Level: Main F.**  
Finished Floor Area Down: **0** 3  
Finished Floor Area Bsmt: **0** Bsmt Height: 4  
Total Finished Floor Area: **754** Restricted Age: 5  
# Pets / Cats; Dogs: / **Cats: Yes; Dogs: No** 6  
Unfinished Floor Area: **0** # or % Rentals: 7  
Grand Total Floor Area: **754** 8

Listing Broker(s): **(1) Coldwell Banker Westburn Rlty.**

**Bright, spacious, SE corner unit on Quiet side of Bldg. Insuite Indry w/huge storag. Large master w/2pc ensuite. Blue Mountain prk nxt door. Bring your reno ideas. Well maint'd bldg in ctrl locn. All offers to include Sched A & are subject to court approval.**

# 201 615 NORTH RD, V3J 1P1

**Active**

List Price: **\$159,900** Previous Price: **\$172,300**  
Original Price: **\$199,900**

Subdiv/Complex: **NORFOLK MANOR**

Frontage:	Approx Yr Blt: <b>1985</b>	PID:	<b>000-831-719</b>
Depth/Size:		Type:	<b>Apartment/Condo</b>
Lot SqFt: <b>0</b>	Age at List Date: <b>29</b>	Zoning:	<b>STRATA</b>
Exposure: <b>W</b>	Bedrooms: <b>2</b>	Taxes:	<b>\$1,362 (2014)</b>
Stories in Bldg: <b>3</b>	Bathrooms: <b>1</b>	If New GST/HST Incl:	
Flood Plain: <b>No</b>	Full Baths: <b>1</b>	Tax Incl Utils:	<b>No</b>
Meas. Type:	Half Baths: <b>0</b>	Apprvl Req:	<b>No</b>
Fixtures Lsd: <b>N</b>			
Fixt Removed: <b>N</b>			
View: <b>N</b>			

Style of Home: <b>Inside Unit</b>	Total Parking: <b>1</b>	Covered Parking: <b>1</b>
Construction: <b>Frame - Wood</b>	Parking Access: <b>Front</b>	
Foundation: <b>Concrete Perimeter</b>	Parking Facilities: <b>Garage; Single</b>	
Exterior: <b>Mixed</b>		
Rain Screen:	R/I Plumbing: <b>No</b>	
Type of Roof: <b>Tar &amp; Gravel, Other</b>	Dist to Public Trans: <b>1BLK</b>	Dist to School/Bus: <b>CLOSE</b>
Renovations: <b>Partly</b>	Units in Development: <b>42</b>	Total Units in Strata: <b>42</b>
Flooring: <b>Wall/Wall/Mixed</b>	Locker:	
Water Supply: <b>City/Municipal</b>	Possession:	
Heat/Fuel: <b>Baseboard, Electric</b>	Title to Land: <b>Freehold Strata</b>	
No. of Fireplaces: <b>1</b>	R/I Fireplaces:	Seller's Interest: <b>Court Ordered Sale</b>
Fireplace Fuel: <b>Wood</b>	Mortgage Info: <b>\$0</b>	
Outdoor Area: <b>Sundeck(s)</b>	Property Disclosure: <b>N - SOLD AS IS WHERE IS</b>	
Mngmt Co: <b>PROFILE PROPERTIES</b>	Bylaw Restrictions: <b>Pets Not Allowed, Rentals Not Allowed</b>	
Mngmt Ph: <b>604-464-7548</b>	Maint Fee: <b>\$268.26</b>	

Maint Charge Incl: **Gardening, Garbage Pickup, Hot Water, Management**

Legal: **STRATA LOT 15 DISTRICT LOT 5 AND 7 GROUP 1 NEW WESTMINSTER DISTRICT STRATA PLAN NW2178**  
Amenities: **Bike Room, Elevator, Shared Laundry, Wheelchair Access**  
Features Incl:

Site Influences: **Central Location, Recreation Nearby, Shopping Nearby**

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main F.	Living Room	12' X 10'10"						
Main F.	Dining	8' X 7'6"						
Main F.	Kitchen	8' X 7'						
Main F.	Master Bedroom	13' X 13'						
Main F.	Bedroom	12' X 11'						

<b>Floor Area (SqFt):</b>	Total # Rooms: <b>5</b>	<b>Bathrooms</b>
Finished Floor Area Main: <b>753</b>	Finished Levels: <b>1</b>	1 <b>4 Piece; Ensuite: N; Level: Main F.</b>
Finished Floor Area Up: <b>0</b>	Basement Area: <b>None</b>	2
Finished Floor Area Down: <b>0</b>		3
Finished Floor Area Bsmt: <b>0</b>	Bsmt Height:	4
Total Finished Floor Area: <b>753</b>	Restricted Age:	5
	# Pets / Cats; Dogs:	6
Unfinished Floor Area: <b>0</b>	# or % Rentals:	7
Grand Total Floor Area: <b>753</b>		8

Listing Broker(s): **(1) Royal LePage West R.E.S.**

**WOW!!! What a great location. Exceptionally well run building. Layout offers large bedrooms. Some upgrades including laminate floors throughout, newer paint. Location is prime - walk to Lougheed Mall for shopping, restaurants and the Skytrain. Hurry call now!!**



# 207 1969 WESTMINSTER AV, V3B 1E7

Active



List Price: **\$179,000** Previous Price:  
Original Price: **\$179,000**

Subdiv/Complex: **THE SAPHIRE**

Frontage: Approx Yr Blt: **2008** PID: **027-654-532**  
 Depth/Size: Type: **Apartment/Condo**  
 Lot SqFt: Age at List Date: **6** Zoning: **APT**  
 Exposure: Bedrooms: **1** Taxes: **\$1,545 (2014)**  
 Stories in Bldg: **4** Bathrooms: **1** If New GST/HST Incl:  
 Flood Plain: Full Baths: **1** Tax Incl Utils:  
 Meas. Type: Half Baths: **0** Apprvl Reqd: **Yes**  
 Fixtures Lsd:  
 Fixt Removed:  
 View:

Style of Home: **Inside Unit** Total Parking: **1** Covered Parking: **1**  
 Construction: **Frame - Wood** Parking Access: **Rear**  
 Foundation: **Concrete Perimeter** Parking Facilities: **Garage Underbuilding**  
 Exterior: **Stone, Vinyl, Wood**  
 Rain Screen: R/I Plumbing:  
 Type of Roof: **Other** Dist to Public Trans: **Close** Dist to School/Bus: **Close**  
 Renovations: Reno Year: Units in Development: **23** Total Units in Strata: **23**  
 Flooring: **Laminate, Wall/Wall/Mixed** Locker: **Yes**  
 Water Supply: **City/Municipal** Possession: **TBA**  
 Heat/Fuel: **Baseboard, Electric** Title to Land: **Freehold Strata**  
 No. of Fireplaces: **1** R/I Fireplaces: Seller's Interest: **Court Ordered Sale**  
 Fireplace Fuel: **Electric** Mortgage Info:  
 Outdoor Area: **Balcony(s)** Property Disclosure: **N - Court ordered Sale**  
 Mngmt Co: **Peak Management** Bylaw Restrictions: **Pets Allowed w/Rest., Rentals Allowed w/Restrictions**  
 Mngmt Ph: **604-931-8666** Maint Fee: **\$328.52**

Maint Charge Incl: **Gardening, Garbage Pickup, Management, Snow removal**

Legal: **PL BCS3110 LT 11 DL 464 LD 36 THE STRATA LOT AS SHOWN ON FORM V.**  
 Amenities: **Elevator, In Suite Laundry, Wheelchair Access**

Features Incl:

Site Influences: **Central Location, Shopping Nearby**

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main F.	Living Room	14' X 12'						
Main F.	Dining	10' X 9'						
Main F.	Kitchen	9'10 X 8'						
Main F.	Master Bedroom	14' X 10'4						
Main F.	Den	9' X 6'10						
Main F.	Walk-In Closet	7' X 5'						

**Floor Area (SqFt):** Total # Rooms: **6** **Bathrooms**  
 Finished Floor Area Main: **819** Finished Levels: **1** **1 4 Piece; Ensuite: Y; Level: Main F.**  
 Finished Floor Area Up: **0** Basement Area: **None** 2  
 Finished Floor Area Down: **0** 3  
 Finished Floor Area Bsmt: **0** Bsmt Height: 4  
 Total Finished Floor Area: **819** Restricted Age: 5  
 Unfinished Floor Area: **0** # Pets / Cats; Dogs: 6  
 Grand Total Floor Area: **819** # or % Rentals: 7  
 8

Listing Broker(s): **(1) RE/MAX Crest Realty**

**Large 1 bedroom and den unit with 819 sq. ft. Cheater ensuite through the walk-in closet. Laminate flooring, granite countertops, undermount sink and much more. 2 Large rooftop decks for enjoyment. Common amenity room the lobby level. Close to shopping, West Coast Express and all the other amenities. Easy to show .....**

# 201 2340 HAWTHORNE AV, V3C 1W9

Active



List Price: **\$179,900** Previous Price:  
Original Price: **\$179,900**

Subdiv/Complex: **Barrington Place**  
 Frontage: Approx Yr Blt: **1994** PID: **018-546-081**  
 Depth/Size: Type: **Apartment/Condo**  
 Lot SqFt: **0** Age at List Date: **20** Zoning: **MF**  
 Exposure: Bedrooms: **2** Taxes: **\$1,423 (2014)**  
 Stories in Bldg: **3** Bathrooms: **2** If New GST/HST Incl:  
 Flood Plain: **No** Full Baths: **2** Tax Incl Utils: **No**  
 Meas. Type: Half Baths: **0** Apprvl Req:  
 Fixtures Lsd: **N**  
 Fixt Removed: **N**  
 View: **N**

Style of Home: **Inside Unit, Upper Unit** Total Parking: **1** Covered Parking: **1**  
 Construction: **Frame - Wood** Parking Access: **Front**  
 Foundation: **Concrete Perimeter** Parking Facilities: **Garage Underbuilding**  
 Exterior: **Brick, Stucco**  
 Rain Screen: R/I Plumbing:  
 Type of Roof: **Tar & Gravel** Dist to Public Trans: Dist to School/Bus:  
 Renovations: Reno Year: Units in Development: Total Units in Strata:  
 Flooring: **Mixed** Locker: **Yes**  
 Water Supply: **City/Municipal** Possession: **TBN**  
 Heat/Fuel: **Baseboard, Electric** Title to Land: **Freehold Strata**  
 No. of Fireplaces: **1** R/I Fireplaces: Seller's Interest: **Court Ordered Sale**  
 Fireplace Fuel: **Gas - Natural** Mortgage Info: **/ Treat as Clear Title**  
 Outdoor Area: **Balcony(s)** Property Disclosure: **N - Court Ordered Sale**  
 Mngmt Co: **Profile Properties** Bylaw Restrictions: **Pets Allowed w/Rest., Rentals Allowed w/Restrictions**  
 Mngmt Ph: **604-464-7348** Maint Fee: **\$278.92**

Maint Charge Incl: **Gardening, Garbage Pickup, Management, Snow removal**

Legal: **PL LMS1157 LT 10 BLK 15 DL 289 LD 36 STRATA LOT AS SHOWN ON FORM 1 OR V, AS APPROPRIATE.**  
 Amenities: **Elevator, In Suite Laundry, Storage**  
 Features Incl: **Intercom**

Site Influences: **Central Location, Shopping Nearby**

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main F.	Living Room	13' X 12'						
Main F.	Dining	12'6" X 9'6"						
Main F.	Kitchen	10' X 8'6"						
Main F.	Master Bedroom	16' X 10'6"						
Main F.	Bedroom	11'6" X 10'						

Floor Area (SqFt):		Total # Rooms:	5	Bathrooms	
Finished Floor Area Main:	955	Finished Levels:	1	1 4 Piece; Ensuite: Y; Level: Main F.	
Finished Floor Area Up:	0	Basement Area:	None	2 3 Piece; Ensuite: N; Level: Main F.	
Finished Floor Area Down:	0			3	
Finished Floor Area Bsmt:	0	Bsmt Height:		4	
Total Finished Floor Area:	955	Restricted Age:		5	
		# Pets / Cats; Dogs:	1 / Cats: Yes; Dogs: Yes	6	
Unfinished Floor Area:	0	# or % Rentals:	2	7	
Grand Total Floor Area:	955			8	

Listing Broker(s): **(1) RE/MAX Crest Realty**

**Great location for this large 2 bedroom 2 bathroom unit facing south. Building was rainscreened some years ago. Close to shopping, Gates Park and W.C. Express. 1 dog (under 25 lbs) or 1 cat allowed. Rentals currently full. Attention all buyers - Take advantage of the Sellers VTB program. CALL Listing Agent for details.**

# 1 2378 RINDALL AV, V3C 1V2

Active



List Price: **\$180,000** Previous Price: **\$195,000**  
Original Price: **\$195,000**

Subdiv/Complex: **BRITTANY PARK**

Frontage: Approx Yr Blt: **1996** PID: **023-205-903**  
Depth/Size: Type: **Townhouse**  
Lot SqFt: **0** Age at List Date: **18** Zoning: **T-HSE**  
Exposure: **N** Bedrooms: **2** Taxes: **\$1,170 (2013)**  
Stories in Bldg: Bathrooms: **2** If New GST/HST Incl:  
Flood Plain: **No** Full Baths: **1** Tax Incl Utils:  
Meas. Type: Half Baths: **1** Apprvl Req'd: **No**  
Fixtures Lsd:  
Fixt Removed:  
View: **Y - SCENIC**

Style of Home: **2 Storey** Total Parking: **1** Covered Parking: **1**  
Construction: **Frame - Wood** Parking Access: **Front**  
Foundation: **Concrete Perimeter** Parking Facilities: **Garage; Underground**  
Exterior: **Vinyl, Other**  
Rain Screen: **Full** R/I Plumbing:  
Type of Roof: **Asphalt** Dist to Public Trans: **NEAR** Dist to School/Bus: **NEAR**  
Renovations: Reno Year: Units in Development: Total Units in Strata:  
Flooring: **Vinyl/Linoleum, Wall/Wall/Mixed** Locker: **No**  
Water Supply: **City/Municipal** Possession:  
Heat/Fuel: **Baseboard, Electric** Title to Land: **Freehold Strata**  
No. of Fireplaces: **1** R/I Fireplaces: Seller's Interest: **Court Ordered Sale**  
Fireplace Fuel: **Gas - Natural** Mortgage Info: **\$0**  
Outdoor Area: **Patio(s)** Property Disclosure: **Y**  
Mngmt Co: **QUAY PACIFIC** Bylaw Restrictions: **Pets Allowed w/Rest., Rentals Allowed w/Restrictions**  
Mngmt Ph: **604-521-0876** Maint Fee: **\$249.50**

Maint Charge Incl: **Gardening, Gas, Management**

Legal: **SL 1 DL 289 LD 36 LMS2138**  
Amenities: **None**  
Features Incl:

Site Influences: **Central Location, Private Setting, Recreation Nearby, Shopping Nearby**

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main F.	Living Room	16' X 9'						
Main F.	Dining	9' X 7'6						
Main F.	Kitchen	9' X 8'6						
Above	Master Bedroom	13'4 X 12'6						
Above	Bedroom	11'6 X 9'						

Floor Area (SqFt):		Total # Rooms:	<b>5</b>	Bathrooms	
Finished Floor Area Main:	<b>479</b>	Finished Levels:	<b>2</b>	1	<b>2 Piece; Ensuite: N; Level: Main F.</b>
Finished Floor Area Up:	<b>421</b>	Basement Area:	<b>None</b>	2	<b>4 Piece; Ensuite: N; Level: Above</b>
Finished Floor Area Down:	<b>0</b>			3	
Finished Floor Area Bsmt:	<b>0</b>	Bsmt Height:		4	
Total Finished Floor Area:	<b>900</b>	Restricted Age:		5	
		# Pets / Cats; Dogs:		6	
Unfinished Floor Area:	<b>0</b>	# or % Rentals:		7	
Grand Total Floor Area:	<b>900</b>			8	

Listing Broker(s): **(1) RE/MAX Sabre Realty Group, (2) RE/MAX Sabre Realty Group**

**Brittany Park corner unit 2 level townhouse with 2 bedrooms 2 bathrooms. Separate entrance is handy for visitors & pets. Open floor plan with a bright kitchen with lots of counter space & cupboards overlooking the dining room. Living room has gas fireplace and sliders to a large private & fully fenced patio. Perfect for entertaining and BBQ'n. 2 good sized bedrooms up. 2 piece bath on main and 4 piece bath upstairs. Insuite laundry. Secure underground parking. RAINSCREENED building. Great central location. Close to shopping, schools, rec centre, West Coast Express & Bus loop as well as Coquitlam River and PoCo Trail. OFFERS PLEASE!!**

# 103 1570 PRAIRIE AV, V3B 1T4

**Active**

List Price: **\$183,900** Previous Price: **\$189,900**  
Original Price: **\$202,900**

Subdiv/Complex: **VIOLAS**

Frontage: Approx Yr Blt: **1996** PID: **023-068-124**  
Depth/Size: Type: **Apartment/Condo**  
Lot SqFt: **0** Age at List Date: **18** Zoning: **RN4**  
Exposure: Bedrooms: **2** Taxes: **\$1,209 (2014)**  
Stories in Bldg: Bathrooms: **2** If New GST/HST Incl:  
Flood Plain: Full Baths: **2** Tax Incl Utils: **No**  
Meas. Type: Half Baths: **0** Apprvl Req:  
Fixtures Lsd:  
Fixt Removed:  
View:

Style of Home: **Ground Level Unit** Total Parking: **1** Covered Parking: **1**  
Construction: **Frame - Wood** Parking Access:  
Foundation: **Concrete Perimeter** Parking Facilities: **Garage; Underground**  
Exterior: **Stucco** R/I Plumbing:  
Rain Screen: Type of Roof: **Asphalt** Dist to Public Trans: Dist to School/Bus:  
Renovations: Reno Year: Units in Development: **40** Total Units in Strata: **40**  
Flooring: Locker: **Yes**  
Water Supply: **City/Municipal** Possession:  
Heat/Fuel: **Electric** Title to Land: **Freehold Strata**  
No. of Fireplaces: **1** R/I Fireplaces: Seller's Interest: **Court Ordered Sale**  
Fireplace Fuel: **Gas - Natural** Mortgage Info: **\$0**  
Outdoor Area: **Patio(s)** Property Disclosure: **N - NOT SPECIFIED**  
Mngmt Co: **STRATACO MANAGE** Bylaw Restrictions: **Pets Allowed, Rentals Allowed w/Restrictions**  
Mngmt Ph: **604-294-4141** Maint Fee: **\$262.30**

Maint Charge Incl: **Gardening, Gas, Management**

Legal: **PL LMS1952 LT 3 DL 466 LD 36 STRATA LOT AS SHOWN ON FORM 1 OR V, AS APPROPRIATE.**  
Amenities: **Club House, In Suite Laundry, Wheelchair Access**  
Features Incl: **Clothes Washer/Dryer/Fridge/Stove/DW, Disposal - Waste, Garage Door Opener**

Site Influences:

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main F.	Living Room	15' X 14'						
Main F.	Kitchen	9' X 9'						
Main F.	Master Bedroom	12' X 12'						
Main F.	Bedroom	11' X 9'						

Floor Area (SqFt):		Total # Rooms:	<b>4</b>	Bathrooms	
Finished Floor Area Main:	<b>913</b>	Finished Levels:	<b>1</b>	1	<b>3 Piece; Ensuite: Y; Level: Main F.</b>
Finished Floor Area Up:	<b>0</b>	Basement Area:	<b>None</b>	2	<b>3 Piece; Ensuite: N; Level: Main F.</b>
Finished Floor Area Down:	<b>0</b>			3	
Finished Floor Area Bsmt:	<b>0</b>	Bsmt Height:		4	
Total Finished Floor Area:	<b>913</b>	Restricted Age:		5	
		# Pets / Cats; Dogs:		6	
Unfinished Floor Area:	<b>0</b>	# or % Rentals:		7	
Grand Total Floor Area:	<b>913</b>			8	

Listing Broker(s): **(1) Macdonald Realty Ltd. (Van)**

**Attention First Home Buyers! Beautiful ground level two bedroom home. Close to Hyde park, transit and great shopping nearby. This home comes with one parking & storage locker. The building has been recently painted, has a new roof, gutters and fencing. Beautiful outdoor patio for entertaining. Property is in great condition... MUST SEE!! Also, has a private entrance from the main street.**

# 1102 3071 GLEN DR, V3B 7R1

Active



List Price: **\$199,900** Previous Price:  
Original Price: **\$199,900**

Subdiv/Complex:  
Frontage: Approx Yr Blt: **1993** PID: **018-188-915**  
Depth/Size: Type: **Apartment/Condo**  
Lot SqFt: **0** Age at List Date: **21** Zoning: **APT**  
Exposure: **W** Bedrooms: **1** Taxes: **\$1,424 (2014)**  
Stories in Bldg: Bathrooms: **1** If New GST/HST Incl:  
Flood Plain: Full Baths: **1** Tax Incl Utils: **No**  
Meas. Type: **Feet** Half Baths: **0** Apprvl Reqd:  
Fixtures Lsd:  
Fixt Removed:  
View: **Y - WEST FACING, SOME MOUNTAIN VIEW**

Style of Home: **1 Storey, Upper Unit** Total Parking: **1** Covered Parking: **1**  
Construction: **Concrete** Parking Access: **Front**  
Foundation: **Concrete Perimeter** Parking Facilities: **Garage Underbuilding**  
Exterior: **Mixed**  
Rain Screen: R/I Plumbing:  
Type of Roof: **Other** Dist to Public Trans: **CLOSE** Dist to School/Bus: **CLOSE**  
Renovations: Reno Year: Units in Development: Total Units in Strata: **147**  
Flooring: **Mixed** Locker: **Yes**  
Water Supply: **City/Municipal** Possession:  
Heat/Fuel: **Electric** Title to Land: **Freehold Strata**  
No. of Fireplaces: **0** R/I Fireplaces: Seller's Interest: **Court Ordered Sale**  
Fireplace Fuel: Mortgage Info: **\$0**  
Outdoor Area: **Balcony(s)** Property Disclosure: **N - COURT ORDER**  
Mngmt Co: **TOUCHSTONE** Bylaw Restrictions: **Pets Allowed w/Rest., Rentals Allowed w/Restrictions**  
Mngmt Ph: **604-603-5592** Maint Fee: **\$200.89**

Maint Charge Incl: **Gardening, Hot Water, Management, Recreation Facility**

Legal: **PL LMS806 LT 85 LD 36 SEC 11 TWP 39 STRATA LOT AS SHOWN ON FORM 1 OR V, AS APPROPRIATE.**  
Amenities: **Elevator, Exercise Centre, In Suite Laundry, Recreation Center, Swirlpool/Hot Tub, Wheelchair Access**  
Features Incl:

Site Influences: **Central Location, Recreation Nearby, Shopping Nearby**

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main F.	Living Room	13' X 11'						
Main F.	Dining	10' X 9'						
Main F.	Kitchen	8' X 7'						
Main F.	Master Bedroom	15' X 10'						

Floor Area (SqFt):		Total # Rooms:	<b>4</b>	Bathrooms	
Finished Floor Area Main:	<b>0</b>	Finished Levels:	<b>1</b>	1 <b>4 Piece; Ensuite: N; Level: Main F.</b>	
Finished Floor Area Up:	<b>706</b>	Basement Area:	<b>None</b>	2	
Finished Floor Area Down:	<b>0</b>			3	
Finished Floor Area Bsmt:	<b>0</b>	Bsmt Height:		4	
Total Finished Floor Area:	<b>706</b>	Restricted Age:		5	
		# Pets / Cats; Dogs:		6	
Unfinished Floor Area:	<b>0</b>	# or % Rentals:		7	
Grand Total Floor Area:	<b>706</b>			8	

Listing Broker(s): **(1) Sutton Grp-West Coast Realty**

**View this comfortable 1 bdrm, 1 bathrm, 712 sqft suite w/super Western Mountain views & lots of natural light. Features incl. floor to ceiling windows, insuite laundry h/u, secure parking. Amenities incl. hot tub & gym. Excellent complex, in super convenient location, walk to Coquitlam Center, Lafarge Lake, Aquatic Center, Douglas College & close to buses, West Coast Express & the New Evergreen Skytrain.**

# 218 99 BEGIN ST, V3K 6R5

**Active**

List Price: **\$209,990** Previous Price: **\$220,000**  
Original Price: **\$220,000**

Subdiv/Complex: **LE CHATEAU I**

Frontage: Approx Yr Blt: **1990** PID: **014-557-673**  
Depth/Size: Type: **Apartment/Condo**  
Lot SqFt: **0** Age at List Date: **24** Zoning: **MF**  
Exposure: Bedrooms: **2** Taxes: **\$1,333 (2013)**  
Stories in Bldg: Bathrooms: **2** If New GST/HST Incl:  
Flood Plain: Full Baths: **2** Tax Incl Utils: **No**  
Meas. Type: Half Baths: **0** Apprvl Reqd:  
Fixtures Lsd: **N**  
Fixt Removed: **N**  
View: **Y - COURTYARD**

Style of Home: **Inside Unit** Total Parking: **1** Covered Parking: **1**  
Construction: **Frame - Wood** Parking Access: **Front**  
Foundation: **Concrete Perimeter** Parking Facilities: **Garage; Underground, Visitor Parking**  
Exterior: **Mixed**  
Rain Screen: R/I Plumbing:  
Type of Roof: **Tar & Gravel** Dist to Public Trans: **NEAR** Dist to School/Bus: **NEAR**  
Renovations: Reno Year: Units in Development: **72** Total Units in Strata: **72**  
Flooring: **Mixed** Locker:  
Water Supply: **City/Municipal** Possession:  
Heat/Fuel: **Baseboard, Electric** Title to Land: **Freehold Strata**  
No. of Fireplaces: **1** R/I Fireplaces: Seller's Interest: **Court Ordered Sale**  
Fireplace Fuel: **Gas - Natural** Mortgage Info: **\$0**  
Outdoor Area: **Balcony(s)** Property Disclosure: **N - FORCLOSURE**  
Mngmt Co: **PACIFIC QUORUM** Bylaw Restrictions: **Pets Allowed w/Rest., Rentals Allowed w/Restrictions**  
Mngmt Ph: **604-685-3828** Maint Fee: **\$298.04**

Maint Charge Incl: **Caretaker, Gardening, Garbage Pickup, Gas, Hot Water, Management**

Legal: **PL NWS3031 LT 43 DL 46/48 LD 36 INTEREST IN THE COMMON PROPERTY IN PROPORTION TO THE ADDITIONAL LEG**  
Amenities: **Elevator, Garden, In Suite Laundry**  
Features Incl:

Site Influences: **Central Location, Cul-de-Sac, Recreation Nearby, Shopping Nearby**

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main F.	Living Room	12' X 12'						
Main F.	Dining	12' X 8'						
Main F.	Kitchen	9' X 8'						
Main F.	Master Bedroom	14' X 11'						
Main F.	Bedroom	11' X 9'5						

**Floor Area (SqFt):** Total # Rooms: **5** **Bathrooms**  
Finished Floor Area Main: **866** Finished Levels: **1** 1 **4 Piece; Ensuite: N; Level: Main F.**  
Finished Floor Area Up: **0** Basement Area: **None** 2 **4 Piece; Ensuite: Y; Level: Main F.**  
Finished Floor Area Down: **0** 3  
Finished Floor Area Bsmt: **0** Bsmt Height: 4  
Total Finished Floor Area: **866** Restricted Age: 5  
# Pets / Cats; Dogs: / **Cats: Yes; Dogs: Yes** 6  
Unfinished Floor Area: **0** # or % Rentals: 7  
Grand Total Floor Area: **866** 8

Listing Broker(s): **(1) Royal LePage West R.E.S.**

**ATTENTION 1ST Time buyers- affordable 2 bedroom, 2 bath condo in a GREAT LOCATION. This rain screened building has been transformed with new windows, doors, baloneys, roof & buildings exterior & interior has been upgraded. Located walkingdistance to Makin Park, Place des Arts, Superstore, Ikea, Theatres, Bowling alley, restaurants & shopping. Close to skytrain station. Come See! Come Buy!**

# 101 1148 WESTWOOD ST, V3B 7M5

**Active**

List Price: **\$224,900** Previous Price: **\$235,000**  
Original Price: **\$265,000**

Subdiv/Complex: **THE CLASSICS**

Frontage: Approx Yr Blt: **1992** PID: **017-655-463**  
Depth/Size: Type: **Apartment/Condo**  
Lot SqFt: **0** Age at List Date: **22** Zoning: **STR**  
Exposure: **SW** Bedrooms: **2** Taxes: **\$1,624 (2013)**  
Stories in Bldg: **4** Bathrooms: **2** If New GST/HST Incl:  
Flood Plain: **No** Full Baths: **2** Tax Incl Utils: **No**  
Meas. Type: Half Baths: **0** Apprvl Req'd:  
Fixtures Lsd:  
Fixt Removed:  
View: **N**

Style of Home: **1 Storey** Total Parking: **1** Covered Parking: **1**  
Construction: **Frame - Wood** Parking Access:  
Foundation: **Concrete Perimeter** Parking Facilities: **Garage; Underground**  
Exterior: **Mixed**  
Rain Screen: **No** R/I Plumbing:  
Type of Roof: **Other** Dist to Public Trans: Dist to School/Bus:  
Renovations: **Partly** Reno Year: Units in Development: **1** Total Units in Strata: **53**  
Flooring: **Laminate, Tile** Locker:  
Water Supply: **City/Municipal** Possession:  
Heat/Fuel: **Electric, Baseboard** Title to Land: **Freehold Strata**  
No. of Fireplaces: **1** R/I Fireplaces: Seller's Interest: **Court Ordered Sale**  
Fireplace Fuel: **Gas - Natural** Mortgage Info: **\$0**  
Outdoor Area: **Patio(s)** Property Disclosure: **N - COURT ORDERED SALE**  
Mngmt Co: **Profile Property** Bylaw Restrictions: **Rentals Not Allowed**  
Mngmt Ph: Maint Fee: **\$340.50**

Maint Charge Incl: **Cable/Satellite, Caretaker, Gardening, Gas, Hot Water, Management, Snow removal**Legal: **PL LMS256 LT 1 DL 384A LD 36 STRATA LOT AS SHOWN ON FORM 1 OR V, AS APPROPRIATE.**Amenities: **Elevator, In Suite Laundry, Storage**

Features Incl:

Site Influences:

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main F.	Living Room	20' X 13'						
Main F.	Kitchen	13' X 10'11						
Main F.	Dining	14'5 X 7'5						
Main F.	Master Bedroom	13' X 12'5						
Main F.	Bedroom	11'9 X 9'8						

Floor Area (SqFt):		Total # Rooms:	<b>5</b>	Bathrooms	
Finished Floor Area Main:	<b>1,037</b>	Finished Levels:	<b>1</b>	1	<b>4 Piece; Ensuite: Y; Level: Main F.</b>
Finished Floor Area Up:	<b>0</b>	Basement Area:	<b>None</b>	2	<b>3 Piece; Ensuite: N; Level: Main F.</b>
Finished Floor Area Down:	<b>0</b>			3	
Finished Floor Area Bsmt:	<b>0</b>	Bsmt Height:		4	
Total Finished Floor Area:	<b>1,037</b>	Restricted Age:		5	
		# Pets / Cats; Dogs: <b>No Restriction / Cats: Yes; Dogs:</b>		6	
Unfinished Floor Area:	<b>0</b>	# or % Rentals:		7	
Grand Total Floor Area:	<b>1,037</b>			8	

Listing Broker(s): **(1) Park Georgia Realty Ltd.(Coq)**

**This super spacious condo is incredibly quiet yet literally only a 4 minute walk to new upcoming skytrain, 8 minutes to Coquitlam Centre, Pool, Library; near all schools, parks and more; an amazing location! Satellite bedrooms, laminate floors, open floor plan, huge kitchen and an extra large private & bright patio are some of the great aspects of this home! Sorry no rentals. Small pets ok. Near Douglas College.**







List Price: **\$229,900** Previous Price: **\$239,900**  
Original Price: **\$263,000**

Subdiv/Complex: **Parkview Place**

Frontage: Approx Yr Blt: **1994** PID: **018-867-871**  
Depth/Size: Type: **Apartment/Condo**  
Lot SqFt: **0** Age at List Date: **20** Zoning: **MF**  
Exposure: Bedrooms: **2** Taxes: **\$1,559 (2014)**  
Stories in Bldg: Bathrooms: **2** If New GST/HST Incl:  
Flood Plain: **No** Full Baths: **2** Tax Incl Utils: **No**  
Meas. Type: Half Baths: **0** Apprvl Reqd:  
Fixtures Lsd: **N**  
Fixt Removed: **N**  
View: **N**

Style of Home: **1 Storey** Total Parking: **2** Covered Parking: **2**  
Construction: **Frame - Wood** Parking Access: **Front**  
Foundation: **Concrete Perimeter** Parking Facilities: **Garage; Underground**  
Exterior: **Stucco**  
Rain Screen: **Full** R/I Plumbing:  
Type of Roof: **Tar & Gravel** Dist to Public Trans: Dist to School/Bus:  
Renovations: Reno Year: Units in Development: Total Units in Strata:  
Flooring: **Laminate, Tile** Locker:  
Water Supply: **City/Municipal** Possession:  
Heat/Fuel: **Hot Water, Natural Gas** Title to Land: **Freehold Strata**  
No. of Fireplaces: **1** R/I Fireplaces: Seller's Interest: **Court Ordered Sale**  
Fireplace Fuel: **Gas - Natural** Mortgage Info: **\$0**  
Outdoor Area: **Balcony(s)** Property Disclosure: **N - n**  
Mngmt Co: **Gateway** Bylaw Restrictions: **Rentals Allowed w/Restrictions**  
Mngmt Ph: **604-635-5000** Maint Fee: **\$259.09**

Maint Charge Incl: **Caretaker, Gardening, Garbage Pickup, Management, Gas, Recreation Facility, Snow removal**

Legal: **PL LMS1524 LT 11 DL 289 LD 36 THE STRATA LOT AS SHOWN ON FORM 1 OR V, AS**  
Amenities: **Recreation Center**

Features Incl:

Site Influences: **Central Location, Recreation Nearby, Shopping Nearby**

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main F.	Living Room	15' X 14'						
Main F.	Dining	10' X 8'						
Main F.	Kitchen	9' X 9'						
Main F.	Master Bedroom	15' X 12'						
Main F.	Bedroom	12' X 10'						

Floor Area (SqFt):		Total # Rooms:	<b>5</b>	Bathrooms	
Finished Floor Area Main:	<b>1,060</b>	Finished Levels:	<b>1</b>	1	<b>4 Piece; Ensuite: Y; Level: Main F.</b>
Finished Floor Area Up:	<b>0</b>	Basement Area:	<b>None</b>	2	<b>4 Piece; Ensuite: N; Level: Main F.</b>
Finished Floor Area Down:	<b>0</b>			3	
Finished Floor Area Bsmt:	<b>0</b>	Bsmt Height:		4	
Total Finished Floor Area:	<b>1,060</b>	Restricted Age:		5	
		# Pets / Cats; Dogs:		6	
Unfinished Floor Area:	<b>0</b>	# or % Rentals:		7	
Grand Total Floor Area:	<b>1,060</b>			8	

Listing Broker(s): **(1) RE/MAX Results Realty**

**Great location for this 2 bedroom, 2 bath corner ground floor unit! Over 1000 sq.ft of living space in a fully rainscreened building. Convenient access to Lougheed Hwy, Westcoast Express and Hwy 1.**



List Price: **\$230,900** Previous Price:  
Original Price: **\$230,900**

Subdiv/Complex: **THE NAKISKA**

Frontage:	Approx Yr Blt: <b>1996</b>	PID:	<b>023-278-889</b>
Depth/Size:		Type:	<b>Apartment/Condo</b>
Lot SqFt: <b>0</b>	Age at List Date: <b>18</b>	Zoning:	<b>MF</b>
Exposure:	Bedrooms: <b>1</b>	Taxes:	<b>\$1,238 (2014)</b>
Stories in Bldg:	Bathrooms: <b>1</b>	If New GST/HST Incl:	
Flood Plain: <b>No</b>	Full Baths: <b>1</b>	Tax Incl Utils:	<b>No</b>
Meas. Type:	Half Baths: <b>0</b>	Apprvl Req'd:	<b>No</b>
Fixtures Lsd: <b>N</b>			
Fixt Removed: <b>N</b>			
View: <b>N</b>			

Style of Home: <b>Inside Unit</b>	Total Parking: <b>1</b>	Covered Parking: <b>1</b>
Construction: <b>Frame - Wood</b>	Parking Access: <b>Rear</b>	
Foundation: <b>Concrete Perimeter</b>	Parking Facilities: <b>Garage; Underground</b>	
Exterior: <b>Mixed</b>		
Rain Screen:	R/I Plumbing:	
Type of Roof: <b>Torch-On, Other</b>	Dist to Public Trans:	Dist to School/Bus:
Renovations:	Units in Development:	Total Units in Strata:
Flooring:	Locker: <b>No</b>	
Water Supply: <b>City/Municipal</b>	Possession:	
Heat/Fuel: <b>Electric</b>	Title to Land: <b>Freehold Strata</b>	
No. of Fireplaces: <b>1</b>	Seller's Interest: <b>Court Ordered Sale</b>	
Fireplace Fuel: <b>Gas - Natural</b>	Mortgage Info: <b>\$0</b>	
Outdoor Area: <b>Sundeck(s)</b>		
Mngmt Co: <b>CAMPBELL STRATA</b>	Property Disclosure: <b>Y</b>	
Mngmt Ph: <b>604-864-1380</b>	Bylaw Restrictions: <b>Pets Allowed w/Rest., Rentals Allowed w/Restrictions</b>	
Maint Fee: <b>\$273.35</b>		

Maint Charge Incl: **Gardening, Gas, Management**

Legal: **PL LMS2226 LT 33 DL 190 LD 36 THE STRATA LOT AS SHOWN ON FORM 1 OR V, AS**  
Amenities: **In Suite Laundry**

Features Incl:

Site Influences:

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main F.	Living Room	9' X 11'8						
Main F.	Kitchen	11' X 9'						
Main F.	Dining	12' X 9'						
Main F.	Eating Area	7'5 X 7'						
Main F.	Master Bedroom	17' X 10'4						
Main F.	Walk-In Closet	5'4 X 5'6						
Main F.	Storage	9' X 5'6						

<b>Floor Area (SqFt):</b>	Total # Rooms: <b>7</b>	<b>Bathrooms</b>
Finished Floor Area Main: <b>826</b>	Finished Levels: <b>1</b>	<b>1 3 Piece; Ensuite: N; Level: Main F.</b>
Finished Floor Area Up: <b>0</b>	Basement Area: <b>None</b>	2
Finished Floor Area Down: <b>0</b>		3
Finished Floor Area Bsmt: <b>0</b>	Bsmt Height:	4
Total Finished Floor Area: <b>826</b>	Restricted Age:	5
	# Pets / Cats; Dogs:	6
Unfinished Floor Area: <b>0</b>	# or % Rentals:	7
Grand Total Floor Area: <b>826</b>		8

Listing Broker(s): **(1) Park Georgia Realty Ltd.(Coq)**

**Court order sale, huge one bedroom with a western view of the greenbelt. Features include laminate flooring, wood floor entryway, 9foot ceilings, good size kitchen with eating area, huge master bedroom with walk in closet. Located steps to West Coast Express. Easy to show call today to view.**

# 115 2484 WILSON AV, V3C 0A5

Active



List Price: **\$240,000** Previous Price: **\$252,000**  
Original Price: **\$252,000**

Subdiv/Complex: **VERDE**

Frontage: Approx Yr Bld: **2008** PID: **027-378-047**  
Depth/Size: Type: **Apartment/Condo**  
Lot SqFt: **0** Age at List Date: **6** Zoning: **RA**  
Exposure: Bedrooms: **2** Taxes: **\$1,651 (2014)**  
Stories in Bldg: **4** Bathrooms: **2** If New GST/HST Incl:  
Flood Plain: **No** Full Baths: **2** Tax Incl Utils: **No**  
Meas. Type: Half Baths: **0** Apprvl Reqd:  
Fixtures Lsd:  
Fixt Removed: **N**  
View: **N**

Style of Home: **1 Storey, Ground Level Unit** Total Parking: **1** Covered Parking: **1**  
Construction: **Frame - Wood** Parking Access: **Front**  
Foundation: **Concrete Perimeter** Parking Facilities: **Garage; Underground**  
Exterior: **Mixed, Vinyl, Wood**  
Rain Screen: R/I Plumbing:  
Type of Roof: **Asphalt** Dist to Public Trans: Dist to School/Bus:  
Renovations: Reno Year: Units in Development: **82** Total Units in Strata: **82**  
Flooring: **Laminate** Locker:  
Water Supply: **City/Municipal** Possession:  
Heat/Fuel: **Electric** Title to Land: **Freehold Strata**  
No. of Fireplaces: **1** R/I Fireplaces: Seller's Interest: **Court Ordered Sale**  
Fireplace Fuel: **Gas - Natural** Mortgage Info: **\$0**  
Outdoor Area: **Fenced Yard, Patio(s)** Property Disclosure: **N - COURT ORDERED SALE**  
Mngmt Co: **BAY WEST** Bylaw Restrictions: **Rentals Allowed w/Restrictions**  
Mngmt Ph: **604-501-4426** Maint Fee: **\$258.69**

Maint Charge Incl: **Hot Water, Management, Recreation Facility**

Legal: **PL BCS2750 LT 15 DL 174 LD 36 THE STRATA LOT AS SHOWN ON FORM V.**  
Amenities: **Bike Room, Exercise Centre, In Suite Laundry**  
Features Incl: **Clothes Washer/Dryer/Fridge/Stove/DW, Fireplace Insert, Hot Tub Spa/Swirlpool**

Site Influences: **Central Location, Greenbelt, Private Yard, Recreation Nearby, Shopping Nearby**

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main F.	Master Bedroom	10'6 X 9'						
Main F.	Bedroom	9' X 9'						
Main F.	Kitchen	9' X 17'						
Main F.	Eating Area	6'25 X 6'75						
Main F.	Living Room	10' X 11'5						

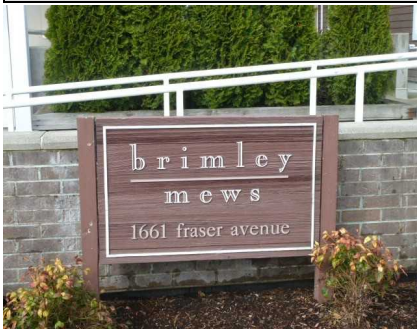
Floor Area (SqFt):		Total # Rooms:	<b>5</b>	Bathrooms	
Finished Floor Area Main:	<b>900</b>	Finished Levels:	<b>1</b>	1	<b>4 Piece; Ensuite: N; Level: Main F.</b>
Finished Floor Area Up:	<b>0</b>	Basement Area:	<b>None</b>	2	<b>4 Piece; Ensuite: N; Level: Main F.</b>
Finished Floor Area Down:	<b>0</b>			3	
Finished Floor Area Bsmt:	<b>0</b>	Bsmt Height:		4	
Total Finished Floor Area:	<b>900</b>	Restricted Age:		5	
		# Pets / Cats; Dogs:		6	
Unfinished Floor Area:	<b>0</b>	# or % Rentals:		7	
Grand Total Floor Area:	<b>900</b>			8	

Listing Broker(s): **(1) Royal Pacific Realty Corp.**

**Great location for you who love to enjoy your life with quiet home, huge recreation park nearby, and trail that you want to take a walk after dinner with your family. Very reasonable priced for you to take an advantage. Flooring work is required. Private yard incl. Hot tub was left by the previous owner. Offer accepted at ONLY 204K, a big chance to pick it up from the court auction.**

# 405 1661 FRASER AV, V3B 0B6

Active



List Price: **\$279,000** Previous Price: **\$289,000**  
Original Price: **\$299,000**

Subdiv/Complex: **BRIMLEY MEWS**

Frontage: Approx Yr Blt: **2007** PID: **027-297-993**  
Depth/Size: Type: **Townhouse**  
Lot SqFt: **0** Age at List Date: **7** Zoning: **STRATA**  
Exposure: **S** Bedrooms: **2** Taxes: **\$1,755 (2014)**  
Stories in Bldg: **2** Bathrooms: **2** If New GST/HST Incl:  
Flood Plain: Full Baths: **2** Tax Incl Utils:  
Meas. Type: Half Baths: **0** Apprvl Reqd: **No**  
Fixtures Lsd: **N**  
Fixt Removed: **N**  
View: **N**

Style of Home: **2 Storey** Total Parking: **1** Covered Parking: **1**  
Construction: **Frame - Wood** Parking Access: **Rear**  
Foundation: **Concrete Perimeter** Parking Facilities: **Garage; Underground, Visitor Parking**  
Exterior: **Mixed, Vinyl, Wood** R/I Plumbing: **No**  
Rain Screen: Type of Roof: **Asphalt** Dist to Public Trans: Dist to School/Bus:  
Renovations: Reno Year: Units in Development: Total Units in Strata:  
Flooring: **Mixed, Wall/Wall/Mixed** Locker: **Yes**  
Water Supply: **City/Municipal** Possession: Title to Land: **Freehold Strata**  
Heat/Fuel: **Electric** Seller's Interest: **Court Ordered Sale**  
No. of Fireplaces: **1** R/I Fireplaces: Mortgage Info: **\$0**  
Fireplace Fuel: **Electric** Property Disclosure: **N - SELLER NEVER LIVED IN UNIT**  
Outdoor Area: **Sundeck(s)** Bylaw Restrictions: **Pets Allowed w/Rest., Rentals Allowed**  
Mngmt Co: **BAYWEST MANAGEMENT**  
Mngmt Ph: **604-591-6060** Maint Fee: **\$215.81**

Maint Charge Incl: **Gardening, Garbage Pickup, Management, Snow removal**

Legal: **PL BCS2630 LT 40 DL 466 LD 36 THE STRATA LOT AS SHOWN ON FORM V.**  
Amenities: **In Suite Laundry**

Features Incl:

Site Influences: **Central Location, Private Setting, Recreation Nearby, Shopping Nearby**

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main F.	Kitchen	11' X 9'10						
Main F.	Dining	11'3 X 9'9						
Main F.	Living Room	11' X 11'						
Above	Master Bedroom	12'9 X 12'5						
Above	Bedroom	11'3 X 10'4						

Floor Area (SqFt):		Total # Rooms:	5	Bathrooms	
Finished Floor Area Main:	525	Finished Levels:	2	1	4 Piece; Ensuite: Y; Level: Above
Finished Floor Area Up:	525	Basement Area:	None	2	4 Piece; Ensuite: N; Level: Above
Finished Floor Area Down:	0	Bsmt Height:		3	
Finished Floor Area Bsmt:	0	Restricted Age:		4	
Total Finished Floor Area:	1,050	# Pets / Cats; Dogs:	2 / Cats: Yes; Dogs: Yes	5	
Unfinished Floor Area:	0	# or % Rentals:	100%	6	
Grand Total Floor Area:	1,050			7	
				8	

Listing Broker(s): **(1) Prudential Sterling Realty**

**Brimley Mews, located in north Port Coquitlam, walking distance to transit, shopping and schools. North South facing townhome in complex of 81 units. Underground parking and storage locker. Total of two bedrooms, two bathrooms. Master has great ensuite. Bright unit. Perfect for first time home buyer.**

# 104 2110 ROWLAND ST, V3C 0C2

Active



List Price: **\$335,900** Previous Price: **\$349,000**  
Original Price: **\$349,000**

Subdiv/Complex: Frontage: Approx Yr Bld: **2011** PID: **028-716-591**  
Depth/Size: Lot SqFt: **0** Age at List Date: **3** Zoning: **Townhouse**  
Exposure: Bedrooms: **3** Taxes: **\$2,437 (2013)**  
Stories in Bldg: Bathrooms: **2** If New GST/HST Incl:  
Flood Plain: Full Baths: **2** Tax Incl Utils:  
Meas. Type: Half Baths: **0** Apprvl Reqd:  
Fixtures Lsd:  
Fixt Removed:  
View: **Y - baseball diamond and community garden**

Style of Home: **1 Storey** Total Parking: **2** Covered Parking: **2**  
Construction: **Frame - Wood** Parking Access: **Front**  
Foundation: **Concrete Perimeter** Parking Facilities: **Garage; Underground**  
Exterior: **Other**  
Rain Screen: **Full** R/I Plumbing:  
Type of Roof: **Asphalt** Dist to Public Trans: **1 bl** Dist to School/Bus: **1 bl**  
Renovations: Reno Year: Units in Development: Total Units in Strata:  
Flooring: **Laminate** Locker:  
Water Supply: **City/Municipal** Possession: **CALL LB**  
Heat/Fuel: **Electric** Title to Land: **Freehold Strata**  
No. of Fireplaces: **1** R/I Fireplaces: Seller's Interest: **Court Ordered Sale**  
Fireplace Fuel: **Electric** Mortgage Info: **\$0**  
Outdoor Area: **Patio(s)** Property Disclosure: **N - as is where is**  
Mngmt Co: Bylaw Restrictions: **Pets Allowed, Rentals Allowed w/Restrictions**  
Mngmt Ph: Maint Fee: **\$240.00**

Maint Charge Incl: **Management**

Legal: **PL BCS3113 LT 32 DL 289 LD 36 THE STRATA LOT AS SHOWN ON FORM V.**  
Amenities: **In Suite Laundry**

Features Incl:

Site Influences:

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main F.	Kitchen	10' X 12'						
Main F.	Dining	12'8 X 11'						
Main F.	Living Room	12'7 X 11'8						
Main F.	Master Bedroom	11'4 X 13'6						
Main F.	Bedroom	7'9 X 12'8						
Main F.	Bedroom	15'7 X 8'6						
Main F.	Walk-In Closet	4' X 4'						

Floor Area (SqFt):		Total # Rooms:	<b>7</b>	Bathrooms	
Finished Floor Area Main:	<b>1,372</b>	Finished Levels:	<b>1</b>	1	<b>4 Piece; Ensuite: N; Level: Main F.</b>
Finished Floor Area Up:	<b>0</b>	Basement Area:	<b>None</b>	2	<b>4 Piece; Ensuite: Y; Level: Main F.</b>
Finished Floor Area Down:	<b>0</b>			3	
Finished Floor Area Bsmt:	<b>0</b>	Bsmt Height:		4	
Total Finished Floor Area:	<b>1,278</b>	Restricted Age:		5	
		# Pets / Cats; Dogs: / <b>Cats: Yes; Dogs: Yes</b>		6	
Unfinished Floor Area:	<b>0</b>	# or % Rentals: <b>#7</b>		7	
Grand Total Floor Area:	<b>1,278</b>			8	

Listing Broker(s): **(1) J.K. Cooper Realty Ltd.**

**Very unique and large 3 bedroom 2 full bathroom 1 level garden home with a private patio overlooking a community garden and baseball field. Nice finishing inside with high ceilings, a gourmet kitchen with quartz countertops, laminate floors, picture windows, a master bedroom with walk in closet and 4 piece ensuite, and a large second bedroom that can accommodate 2 beds. The unit also has it's own staircase into the underground parkade and the unit's two parking stalls. Plus... only one wall is common to another unit. Very unique, be sure to view!**

# 112 2450 HAWTHORNE AV, V3C 6B3

**Active**

List Price: **\$349,800** Previous Price: **\$329,900**  
Original Price: **\$329,900**

Subdiv/Complex:  
Frontage: Approx Yr Bldt: **1991** PID: **017-638-623**  
Depth/Size: Type: **Townhouse**  
Lot SqFt: **0** Age at List Date: **23** Zoning: **T/H**  
Exposure: Bedrooms: **3** Taxes: **\$2,012 (2014)**  
Stories in Bldg: Bathrooms: **3** If New GST/HST Incl:  
Flood Plain: Full Baths: **2** Tax Incl Utils: **No**  
Meas. Type: Half Baths: **1** Apprvl Reqd:  
Fixtures Lsd:  
Fixt Removed:  
View:

Style of Home: **2 Storey w/ Bsmt.** Total Parking: Covered Parking: **2**  
Construction: **Frame - Wood** Parking Access: **Front**  
Foundation: **Concrete Perimeter** Parking Facilities: **Garage; Double**  
Exterior: **Vinyl** R/I Plumbing:  
Rain Screen: Type of Roof: **Asphalt** Dist to Public Trans: Dist to School/Bus: **1/2 BLK**  
Renovations: Reno Year: Units in Development: Total Units in Strata:  
Flooring: **Laminate, Wall/Wall/Mixed** Locker:  
Water Supply: **City/Municipal** Possession:  
Heat/Fuel: **Baseboard, Electric, Natural Gas** Title to Land: **Freehold Strata**  
No. of Fireplaces: **1** R/I Fireplaces: Seller's Interest: **Court Ordered Sale**  
Fireplace Fuel: **Gas - Natural** Mortgage Info: **\$0**  
Outdoor Area: **Patio(s) & Deck(s)** Property Disclosure: **N - COURT ORDERED SALE**  
Mngmt Co: **SOUTHVIEW MANAGEMENT** Bylaw Restrictions: **Pets Allowed w/Rest., Rentals Allowed w/Restrictions**  
Mngmt Ph: **604-270-8811** Maint Fee: **\$249.73**

Maint Charge Incl: **Gardening, Garbage Pickup, Snow removal**

Legal: **PL NWS3363 LT 112 DL 174 LD 36 WITH AN INTEREST IN THE COMMONPROPERTY IN PROPORT**  
Amenities: **In Suite Laundry**  
Features Incl:

Site Influences: **Central Location, Shopping Nearby**

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main F.	Living Room	14'9 X 13'						
Main F.	Dining	11' X 9'						
Main F.	Kitchen	9'9 X 8'5						
Main F.	Eating Area	13'3 X 6'3						
Above	Master Bedroom	15'6 X 10'10						
Above	Bedroom	9'9 X 9'7						
Above	Bedroom	9'10 X 9'6						
Below	Recreation Room	12' X 9'7						

Floor Area (SqFt):		Total # Rooms:	<b>8</b>	Bathrooms	
Finished Floor Area Main:	<b>594</b>	Finished Levels:	<b>3</b>	1	<b>4 Piece; Ensuite: Y; Level: Main F.</b>
Finished Floor Area Up:	<b>654</b>	Basement Area:	<b>Part, Fully Finished</b>	2	<b>4 Piece; Ensuite: N; Level: Above</b>
Finished Floor Area Down:	<b>265</b>			3	<b>2 Piece; Ensuite: N; Level: Below</b>
Finished Floor Area Bsmt:	<b>0</b>	Bsmt Height:		4	
Total Finished Floor Area:	<b>1,513</b>	Restricted Age:		5	
Unfinished Floor Area:	<b>0</b>	# Pets / Cats; Dogs:		6	
Grand Total Floor Area:	<b>1,513</b>	# or % Rentals:		7	
				8	

Listing Broker(s): **(1) Sutton-Premier Realty**

**Welcome Home!! This lovely 3 bedroom & Rec room with 2 1/2 bathroom home is located in a great complex near WC Express, schools, park and shopping. The cozy living room with gas fireplace opens to the dining room with an access to the deck, ideal for BBQ. The kitchen is large & bright with lots of counter space. Three bedrooms up, master with private bath. Full bath in hallway close to the 2 bedrooms and in the walk out basement there is a rec room and 1/2 bathroom which could be used as a 4th bedroom and a lot of storage which leads to the yard. There are lots of windows in this house that makes it very bright and lots of potential to make it the way you like. Hurry up!**