



List Price:	\$179,900	Previous Price:	
		Original Price:	\$179,900
Subdiv/Complex:		Approx Yr Bld:	1993
Frontage:		PID:	018-290-591
Depth/Size:		Type:	Apartment/Condo
Lot SqFt:	0	Zoning:	RM-4N
Exposure:		Age at List Date:	21
Stories in Bldg:	4	Bedrooms:	1
Flood Plain:		Bathrooms:	1
Meas. Type:		Full Baths:	1
Fixtures Lsd:	N	Half Baths:	0
Fixt Removed:	N	Taxes:	\$1,059 (2014)
View:		If New GST/HST Incl:	
		Tax Incl Utils:	No
		Apprvl Req:	

Style of Home:	1 Storey	Total Parking:	1	Covered Parking:	1
Construction:	Frame - Wood	Parking Access:	Front		
Foundation:	Concrete Perimeter	Parking Facilities:	Garage; Underground		
Exterior:	Stucco				
Rain Screen:	No	R/I Plumbing:	No		
Type of Roof:	Tar & Gravel	Dist to Public Trans:		Dist to School/Bus:	
Renovations:	Partly	Units in Development:	16	Total Units in Strata:	16
Flooring:	Laminate, Other	Locker:			
Water Supply:	City/Municipal	Possession:			
Heat/Fuel:	Baseboard, Electric	Title to Land:	Freehold Strata		
No. of Fireplaces:	0	Seller's Interest:	Court Ordered Sale		
Fireplace Fuel:		Mortgage Info:	\$0		
Outdoor Area:	Balcony(s)	Property Disclosure:	Y		
Mngmt Co:	SELF MANAGED	Bylaw Restrictions:	Pets Allowed, Rentals Allowed		
Mngmt Ph:	778-686-8258	Maint Fee:	\$203.38		

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

Legal: **PL LMS912 LT 9 DL 264A LD 36 STRATA LOT AS SHOWN ON FORM 1.**

Amenities: **Elevator, In Suite Laundry, Shared Laundry**

Features Incl: **Clothes Washer/Dryer/Fridge/Stove/DW, Refrigerator, Stove**

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

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main F.	Living Room	12'1 X 14'						
Main F.	Kitchen	10'6 X 9'9						
Main F.	Dining	5' X 5'						
Main F.	Bedroom	11' X 10'6						

Floor Area (SqFt):		Total # Rooms:	4	Bathrooms	
Finished Floor Area Main:	560	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:	560	Restricted Age:		5	
		# Pets / Cats; Dogs:		6	
Unfinished Floor Area:	0	# or % Rentals:		7	
Grand Total Floor Area:	560			8	

Listing Broker(s): **(1) Sutton Grp West Coast (VanCam), (2) Sutton Grp West Coast (VanCam)**

Ideal home for first time buyers & investors. Priced well below city assessment & one of the most affordable units in the area. Well laid out one bedroom corner unit on quiet side of building. Featuring good sized balcony, ensuite laundry, dishwasher, secured underground parking. No restrictions, rentals & pets are OK! Central location close to bus stop, skytrain, Commercial Drive & minutes from downtown. Call now to view! ACCEPTED OFFER COURT DATE TO BE ANNOUNCED

100 2468 E BROADWAY AV, V5M 4T9

Active



List Price: **\$239,900** Previous Price:
Original Price: **\$239,900**

Subdiv/Complex: **GARENIA VILLA**

Frontage: Approx Yr Bldt: **1994** PID: **019-001-983**
 Depth/Size: Type: **Apartment/Condo**
 Lot SqFt: **0** Age at List Date: **20** Zoning: **STRATA**
 Exposure: Bedrooms: **2** Taxes: **\$779 (2014)**
 Stories in Bldg: Bathrooms: **2** If New GST/HST Incl:
 Flood Plain: Full Baths: **2** Tax Incl Utils: **Yes**
 Meas. Type: Half Baths: **0** Apprvl Reqd:
 Fixtures Lsd: **N**
 Fixt Removed: **N**
 View:

Style of Home: **End Unit** Total Parking: **1** Covered Parking: **1**
 Construction: **Concrete Frame** Parking Access: **Front, Rear**
 Foundation: **Concrete Perimeter** Parking Facilities: **Garage; Underground**
 Exterior: **Stucco**
 Rain Screen: R/I Plumbing:
 Type of Roof: **Metal** Dist to Public Trans: Dist to School/Bus:
 Renovations: Reno Year: Units in Development: Total Units in Strata: **250**
 Flooring: **Wall/Wall/Mixed** Locker:
 Water Supply: **City/Municipal** Possession:
 Heat/Fuel: **Baseboard** 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: **None** Property Disclosure: **N - COURT ORDERED SALE**
 Mngmt Co: **REMAX PPTYMGMT** Bylaw Restrictions: **Pets Allowed w/Rest., Rentals Allowed w/Restrictions**
 Mngmt Ph: **604-821-2999** Maint Fee: **\$368.69**

Maint Charge Incl: **Other**

Legal: **PL LMS1509 LT 145 DL THSL LD 36 ADDITIONAL LEGAL INFORMATION IS AVAILABLE**
 Amenities: **Bike Room, Exercise Centre, Playground, Pool; Outdoor, Swirlpool/Hot Tub**

Features Incl:

Site Influences:

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main F.	Living Room	12'4 X 11'3						
Main F.	Dining	12' X 11'10						
Main F.	Kitchen	8' X 7'2						
Main F.	Master Bedroom	11'4 X 11'						
Main F.	Bedroom	10'7 X 9'2						
Main F.	Den	10' X 8'8						
Main F.	Laundry	6'10 X 6'						

Floor Area (SqFt):		Total # Rooms:	7	Bathrooms	
Finished Floor Area Main:	1,015	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:	1,015	Restricted Age:		5	
		# Pets / Cats; Dogs:		6	
Unfinished Floor Area:	0	# or % Rentals:		7	
Grand Total Floor Area:	1,015			8	

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

Come home to this fabulous 2 bed 2 bath + den home. The property features a very functional and open layout. Features inc tile flooring in living room & kitchen. Window's in the kitchen & laundry room add brightness and natural light. Incredible location just Steps away from Vancouver Tech College, Renfrew Skytrain, Nanaimo, shopping & transit. Den could function as a 3rd bedroom. Bonus: 1 parking and 1 locker. Call today for your private viewing. Must view to appreciate!

305 2973 KINGSWAY BB, V5R 5J4

Active



List Price: **\$299,900** Previous Price:
Original Price: **\$299,900**

Subdiv/Complex: **MOUNTAIN VIEW PLACE**

Frontage: Approx Yr Blt: **2004** PID: **025-802-593**
 Depth/Size: Type: **Apartment/Condo**
 Lot SqFt: **0** Age at List Date: **10** Zoning: **C-2**
 Exposure: **N** Bedrooms: **2** Taxes: **\$1,064 (2014)**
 Stories in Bldg: **4** Bathrooms: **1** If New GST/HST Incl:
 Flood Plain: **No** Full Baths: **1** Tax Incl Utils: **No**
 Meas. Type: **Feet** Half Baths: **0** Apprvl Req'd: **No**
 Fixtures Lsd: **Y - SOLD 'AS IS, WHERE IS'**
 Fixt Removed: **Y - SOLD 'AS IS, WHERE IS'**
 View: **Y - NORTH SHORE MOUNTAIN VIEW**

Style of Home: **1 Storey, Upper Unit** Total Parking: **1** Covered Parking: **1**
 Construction: **Frame - Wood** Parking Access: **Rear**
 Foundation: **Concrete Perimeter** Parking Facilities: **Garage; Underground**
 Exterior: **Mixed, Vinyl**
 Rain Screen: R/I Plumbing:
 Type of Roof: **Tar & Gravel** Dist to Public Trans: **1/2BLK** Dist to School/Bus: **4BLK**
 Renovations: **Completely** Reno Year: Units in Development: **50** Total Units in Strata: **50**
 Flooring: **Mixed** Locker: **Yes**
 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); Patio(s) or Deck(s)** Property Disclosure: **N - SOLD 'AS IS, WHERE IS'**
 Mngmt Co: **TMI** Bylaw Restrictions: **Rentals Allowed w/Restrictions, Pets Allowed w/Rest.**
 Mngmt Ph: **604-207-9001** Maint Fee: **\$222.59**

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

Legal: **PL BCS493 LT 36 DL 37 LD 36 COM PROP THEREIN TOGETHERWITH AN INTEREST IN THE**
 Amenities: **Bike Room, Elevator, In Suite Laundry**
 Features Incl:

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

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

Floor Area (SqFt):		Total # Rooms:	5	Bathrooms
Finished Floor Area Main:	725	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:	725	Restricted Age:		5
		# Pets / Cats; Dogs: 1 / Cats: Yes; Dogs: Yes		6
Unfinished Floor Area:	0	# or % Rentals:		7
Grand Total Floor Area:	725			8

Listing Broker(s): **(1) RE/MAX 2000 Realty**

Court Ordered Sale - Mountain View Place - Unobstructed North Shore Mountain View!! This upper 3rd floor middle unit faces North, away from the hustle & bustle of Kingsway. Open floor plan boasting 726 square feet, this 2 bedroom, 1 bathroom home also features bright, spacious kitchen with sit up breakfast bar, gas fireplace & insuite laundry. Glass sliders out onto massive deck, perfect for entertaining!!! Ideal location close to shopping, restaurants, schools & all levels of transportation. Convenient short walk to skytrain. Reasonable maintenance fees include hot water & gas. 1 parking & 1 storage locker. Property is sold on 'as is, where is' basis only. Unit currently tenanted.



List Price: **\$305,000** Previous Price:
Original Price: **\$305,000**

Subdiv/Complex:
Frontage: Approx Yr Blt: **1990** PID: **015-804-348**
Depth/Size: Type: **Apartment/Condo**
Lot SqFt: **0** Age at List Date: **24** Zoning: **MF**
Exposure: Bedrooms: **1** Taxes: **\$1,068 (2014)**
Stories in Bldg: **3** Bathrooms: **1** If New GST/HST Incl:
Flood Plain: Full Baths: **1** Tax Incl Utils: **No**
Meas. Type: Half Baths: **0** Apprvl Reqd:
Fixtures Lsd:
Fixt Removed:
View: **N**

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** R/I Plumbing:
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** 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: **Sundeck(s)** Property Disclosure: **N - COURT ORDER SALE**
Mngmt Co: **RICHVIEW MANAGEMENT** Bylaw Restrictions: **Pets Allowed w/Rest., Rentals Allowed w/Restrictions**
Mngmt Ph: **604-276-8888** Maint Fee: **\$278.73**

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

Legal: **PL VAS2608 LT 10 DL 264A LD 36**
Amenities: **None**
Features Incl:

Site Influences:

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

Floor Area (SqFt): Total # Rooms: **5** **Bathrooms**
Finished Floor Area Main: **709** 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: **709** Restricted Age: 5
Unfinished Floor Area: **0** # Pets / Cats; Dogs: 6
Grand Total Floor Area: **709** # or % Rentals: 7
8

Listing Broker(s): **(1) Top Vision Realty Inc.**

COURT ORDER SALE. The Hampton Court. Large 1 bedroom and den. Over 700 sq ft of living space. Central location, 5 minutes from downtown, walking to transit, parks and community center. Tenant occupied property. Showing only between 9am to 5pm. Min 24 hours notice required. Preferred 48 hours.

617 3520 CROWLEY DR, V5R 6G9

Active

List Price: **\$324,900** Previous Price:
Original Price: **\$324,900**

Subdiv/Complex: **MILLENIO**

Frontage: Approx Yr Blt: **2000** PID: **025-178-903**
 Depth/Size: Type: **Apartment/Condo**
 Lot SqFt: **0** Age at List Date: **14** Zoning: **CD-1**
 Exposure: **S** Bedrooms: **2** Taxes: **\$1,390 (2014)**
 Stories in Bldg: Bathrooms: **2** If New GST/HST Incl:
 Flood Plain: Full Baths: **2** Tax Incl Utils:
 Meas. Type: Half Baths: **0** Apprvl Req'd: **No**
 Fixtures Lsd: **N**
 Fixt Removed: **N**
 View:

Style of Home: **Other** Total Parking: **1** Covered Parking: **1**
 Construction: **Concrete** Parking Access: **Side**
 Foundation: **Concrete Block** Parking Facilities: **Garage; Underground**
 Exterior: **Mixed**
 Rain Screen: R/I Plumbing:
 Type of Roof: **Tar & Gravel** Dist to Public Trans: **2** Dist to School/Bus: **3**
 Renovations: Reno Year: Units in Development: Total Units in Strata: **179**
 Flooring: **Vinyl/Linoleum, Other** Locker: **Yes**
 Water Supply: **City/Municipal** Possession:
 Heat/Fuel: **Baseboard** 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 - FORECLOSURE/COURT ORDERED SALE**
 Mngmt Co: **DORSET REALTY** Bylaw Restrictions: **Pets Allowed w/Rest., Rentals Allowed**
 Mngmt Ph: **604-270-1711** Maint Fee: **\$335.57**

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

Legal: **PL LMS4527 LT 85 DL 36 LD 36 IN COM PROP THEREIN TOGETHERWITH AN INTEREST IN T**
 Amenities: **Elevator, Exercise Centre, Garden, In Suite Laundry, Storage**
 Features Incl: **Clothes Washer/Dryer, Dishwasher, Intercom, Range, Smoke Alarm, Sprinkler - Fire, Stove**

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

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main F.	Living Room	13'6 X 10'4						
Main F.	Dining	12'3 X 8'9						
Main F.	Kitchen	8'3 X 8'3						
Main F.	Master Bedroom	12'3 X 11'						
Main F.	Bedroom	10' X 9'						
Main F.	Laundry	3' X 4'						

Floor Area (SqFt):		Total # Rooms:	6	Bathrooms	
Finished Floor Area Main:	853	Finished Levels:	1	1	3 Piece; Ensuite: N; Level: Main F.
Finished Floor Area Up:	0	Basement Area:	None	2	3 Piece; Ensuite: Y; Level: Main F.
Finished Floor Area Down:	0			3	
Finished Floor Area Bsmt:	0	Bsmt Height:		4	
Total Finished Floor Area:	853	Restricted Age:		5	
		# Pets / Cats; Dogs:		6	
Unfinished Floor Area:	0	# or % Rentals:		7	
Grand Total Floor Area:	853			8	

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

The Millenio concrete highrise in a desirable Collingwood area by BOSA, south facing balcony with garden view, quiet & well layout interior, well below assessed value, handyman special in need of some TLC, but good value for the Price. Being sold AS IS, WHERE IS. The Seller will not accept any offers from any employees of Toronto-Dominion Bank or any of its subsidiary Companies. Open house, December 7, 2-4pm.



List Price:	\$339,500	Previous Price:	
		Original Price:	\$339,500
Subdiv/Complex: VICTORIA PARK			
Frontage:		Approx Yr Blt:	1999
Depth/Size:		PID:	024-570-001
Lot SqFt:	0	Type:	Apartment/Condo
Exposure:		Zoning:	C-2
Stories in Bldg:		Taxes:	\$1,324 (2014)
Flood Plain:	No	If New GST/HST Incl:	
Meas. Type:		Tax Incl Utils:	No
Fixtures Lsd:	N	Apprvl Req:	
Fixt Removed:	N - N		
View:	Y - RESIDENTIAL NEIGHBORHOOD		

Style of Home:	Upper Unit, End Unit	Total Parking:	1	Covered Parking:	1
Construction:	Frame - Wood	Parking Access:	Lane		
Foundation:	Concrete Perimeter	Parking Facilities:	Garage; Underground		
Exterior:	Mixed				
Rain Screen:		R/I Plumbing:			
Type of Roof:	Tar & Gravel	Dist to Public Trans:		Dist to School/Bus:	
Renovations:	Partly	Units in Development:		Total Units in Strata:	
Flooring:	Other	Locker:	Yes		
Water Supply:	City/Municipal	Possession:			
Heat/Fuel:	Electric	Title to Land:	Freehold Strata		
No. of Fireplaces:	1	Seller's Interest:	Court Ordered Sale		
Fireplace Fuel:	Gas - Natural	Mortgage Info:	\$0		
Outdoor Area:	Patio(s) & Deck(s)				
Mngmt Co:		Property Disclosure:	N - COURT ORDER SALE		
Mngmt Ph:		Bylaw Restrictions:	Rentals Allowed, Pets Allowed		
	Maint Fee:	\$225.00			

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

Legal: **PL LMS3954 LT 17 DL 735 LD 36**

Amenities: **Elevator, Garden, In Suite Laundry, Storage**

Features Incl:

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

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main F.	Living Room	12' X 9'						
Main F.	Dining	10' X 8'						
Main F.	Master Bedroom	10' X 8'						
Main F.	Bedroom	9' X 9'						
Main F.	Laundry	0' X 0'						

Floor Area (SqFt):		Total # Rooms:	5	Bathrooms
Finished Floor Area Main:	822	Finished Levels:	1	1 3 Piece; Ensuite: Y; Level: Main F.
Finished Floor Area Up:	0	Basement Area:	None	2 4 Piece; Ensuite: N; Level: Main F.
Finished Floor Area Down:	0			3
Finished Floor Area Bsmt:	0	Bsmt Height:		4
Total Finished Floor Area:	822	Restricted Age:		5
		# Pets / Cats; Dogs:		6
Unfinished Floor Area:	0	# or % Rentals:		7
Grand Total Floor Area:	822			8

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

HUGE MASSIVE DECK off living room ideal for entertaining & gardening on quiet side of building. New Appliances, gas f/place, 2 Bedrooms, 2 Bathrooms, Freshly painted. Shopping & Transit out your front door ideally located for convenience close to library, schools & Community Centre! Open House Sunday 2-4.

5655 SENLAC ST, V5R 6G8

Active



List Price: **\$440,000** Previous Price: **\$435,000**
 Original Price: **\$435,000**

Subdiv/Complex: **KILLARNEY VILLA**

Frontage:	Approx Yr Blt: 1999	PID: 024-593-168
Depth/Size:		Type: Townhouse
Lot SqFt: 0	Age at List Date: 15	Zoning: MF
Exposure: E	Bedrooms: 3	Taxes: \$2,133 (2013)
Stories in Bldg: 3	Bathrooms: 3	If New GST/HST Incl:
Flood Plain:	Full Baths: 2	Tax Incl Utils: Yes
Meas. Type: Feet	Half Baths: 1	Apprvl Req'd:
Fixtures Lsd: N		
Fixt Removed: N		
View:		

Style of Home: 2 Storey	Total Parking: 1	Covered Parking: 1
Construction: Frame - Wood	Parking Access:	
Foundation: Concrete Perimeter	Parking Facilities: Garage; Underground	
Exterior: Mixed, Vinyl		
Rain Screen:	R/I Plumbing:	
Type of Roof: Other	Dist to Public Trans: ON	Dist to School/Bus:
Renovations:	Units in Development: 28	Total Units in Strata: 28
Flooring: Wall/Wall/Mixed	Locker:	
Water Supply: City/Municipal	Possession:	
Heat/Fuel: Electric	Title to Land: Freehold Strata	
No. of Fireplaces: 1	Seller's Interest: Court Ordered Sale	
Fireplace Fuel: Gas - Natural	Mortgage Info: \$0	
Outdoor Area: Patio(s)		
Mngmt Co: NONE	Property Disclosure: N - FORECLOSURE	
Mngmt Ph:	Bylaw Restrictions: Rentals Allowed, Pets Allowed w/Rest.	
	Maint Fee: \$1.00	

Maint Charge Incl: **Other**

Legal: **PL LMS3991 LT 9 DL 37 LD 36 IN PROPORTION TO THE UNIT ENTITLEMENT OF THE**

Amenities: **In Suite Laundry**

Features Incl:

Site Influences: **Shopping Nearby**

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main F.	Living Room	15'6 X 14'3						
Main F.	Kitchen	13'4 X 5'6						
Main F.	Dining	13'6 X 10'						
Main F.	Storage	5'8 X 4'3						
Above	Master Bedroom	15'6 X 13'6						
Above	Bedroom	10' X 9'6						
Above	Bedroom	10'8 X 9'						
Above	Walk-In Closet	6'6 X 3'						

Floor Area (SqFt):	Total # Rooms: 8	Bathrooms
Finished Floor Area Main: 579	Finished Levels: 2	1 2 Piece; Ensuite: N; Level: Main F.
Finished Floor Area Up: 771	Basement Area: None	2 4 Piece; Ensuite: Y; Level: Above
Finished Floor Area Down: 0		3 4 Piece; Ensuite: N; Level: Above
Finished Floor Area Bsmt: 0	Bsmt Height:	4
Total Finished Floor Area: 1,350	Restricted Age:	5
	# Pets / Cats; Dogs: No Restriction / Cats: Yes; Dogs:	6
Unfinished Floor Area: 0	# or % Rentals:	7
Grand Total Floor Area: 1,350		8

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

3 Bedroom townhouse, this is a foreclosure sale so the property is sold in an "as is" condition. Pets and rentals are welcome. Nice layout with street level entrance, back door off kitchen pantry leads to underground parking, 2 level unit in average condition, some upgrades needed. 3 bedroom and 2 bath on top floor. Living room, dining room, kitchen and 2 piece bath on main/ground level. Located behind Safeway near Kingsway and Tyne. This complex has no strata minutes, financial statements or management company. Difficult to finance because of no strata minutes. One unit is above this home.

207 5625 SENLAC ST, V5R 6G8

Active

List Price: **\$475,000** Previous Price:
Original Price: **\$475,000**

Subdiv/Complex:
Frontage: Approx Yr Bldt: **2000** PID: **024-593-273**
Depth/Size: Type: **Townhouse**
Lot SqFt: **0** Age at List Date: **14** Zoning: **CD1**
Exposure: Bedrooms: **3** Taxes: **\$2,188 (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 Req:
Fixtures Lsd:
Fixt Removed: **N**
View:

Style of Home: **2 Storey, Corner Unit** Total Parking: **1** Covered Parking: **1**
Construction: **Frame - Wood** Parking Access:
Foundation: **Concrete Perimeter** Parking Facilities: **Add. Parking Avail., Garage; Underground**
Exterior: **Mixed** R/I Plumbing:
Rain Screen: Type of Roof: **Asphalt, Other** Dist to Public Trans: **1** Dist to School/Bus: **1**
Renovations: Reno Year: Units in Development: **28** Total Units in Strata: **28**
Flooring: **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: **Registered Owner, Court Ordered Sale**
Fireplace Fuel: **Gas - Natural** Mortgage Info: **\$0**
Outdoor Area: **Balcony(s); Patio(s) or Deck(s)** Property Disclosure: **Y**
Mngmt Co: Bylaw Restrictions: **Rentals Allowed**
Mngmt Ph: Maint Fee: **\$1.00**

Maint Charge Incl: **Other**

Legal: **PL LMS3991 LT 20 DL 37 LD 36 IN PROPORTION TO THE UNIT ENTITLEMENT OF THE**
Amenities: **None**
Features Incl: **Clothes Washer/Dryer/Fridge/Stove/DW**

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

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main F.	Living Room	16' X 12'						
Main F.	Kitchen	8' X 8'						
Main F.	Dining	12' X 8'						
Main F.	Family Room	10' X 9'						
Main F.	Nook	12' X 8'						
Above	Master Bedroom	13' X 12'						
Above	Bedroom	13' X 8'						
Above	Bedroom	14' X 8'						

Floor Area (SqFt):		Total # Rooms:	8	Bathrooms	
Finished Floor Area Main:	733	Finished Levels:	2	1	4 Piece; Ensuite: Y; Level: Above
Finished Floor Area Up:	714	Basement Area:	None	2	2 Piece; Ensuite: N; Level: Main F.
Finished Floor Area Down:	0	Bsmt Height:		3	4 Piece; Ensuite: N; Level: Above
Finished Floor Area Bsmt:	0	Restricted Age:		4	
Total Finished Floor Area:	1,447	# Pets / Cats; Dogs:		5	
Unfinished Floor Area:	0	# or % Rentals:		6	
Grand Total Floor Area:	1,447			7	
				8	

Listing Broker(s): **(1) Royal Pacific Rlty. (Kingsway)**

Spacious 2 levels 3 bedroom, 2 & 1/2 bathroom townhouse in high demand Killarney area. Corner unit, large sundeck, huge master bedroom w/ensuite & walk out patio, bright and spacious floor plan, mountain view from patio, move in ready. Central location just few steps to Safeway, London Drugs, shopping & banking, transportation and all levels of school. Please call listing agent for more details.



List Price:	\$489,900	Previous Price:	
		Original Price:	\$489,900
Subdiv/Complex:		Approx Yr Bld:	1999
Frontage:		PID:	024-593-231
Depth/Size:		Type:	Townhouse
Lot SqFt:	0	Age at List Date:	15
Exposure:		Zoning:	RES
Stories in Bldg:		Bedrooms:	3
Flood Plain:		Bathrooms:	3
Meas. Type:		Full Baths:	2
Fixtures Lsd:		Half Baths:	1
Fixt Removed:		Taxes:	\$2,091 (2014)
View:		If New GST/HST Incl:	
		Tax Incl Utils:	No
		Apprvl Req:	

Style of Home:	2 Storey	Total Parking:	1	Covered Parking:	1
Construction:	Frame - Wood	Parking Access:			
Foundation:	Concrete Perimeter	Parking Facilities:	Garage; Single		
Exterior:	Mixed	R/I Plumbing:			
Rain Screen:		Dist to Public Trans:		Dist to School/Bus:	
Type of Roof:	Asphalt	Units in Development:		Total Units in Strata:	
Renovations:		Locker:			
Flooring:		Possession:			
Water Supply:	City/Municipal	Title to Land:	Freehold Strata		
Heat/Fuel:	Electric	Seller's Interest:	Court Ordered Sale		
No. of Fireplaces:	1	Mortgage Info:	\$0		
Fireplace Fuel:	Gas - Natural	Property Disclosure:	N - COURT ORDERED SALE		
Outdoor Area:	Balcony(s)	Bylaw Restrictions:	Rentals Allowed		
Mngmt Co:		Maint Fee:	\$0.00		
Mngmt Ph:					

Maint Charge Incl:

Legal: **PL LMS3991 LT 16 DL 37 LD 36 SHARE IN COM RPOP THEREINTOGETHER WITH AN INTERES**

Amenities: **None**

Features Incl: **Clothes Washer/Dryer/Fridge/Stove/DW**

Site Influences: **Central Location, 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	8' X 8'						
Main F.	Family Room	10' X 9'						
Main F.	Laundry	4' X 3'						
Main F.	Nook	12' X 8'						
Above	Bedroom	13' X 8'						
Above	Bedroom	14' X 8'						
Above	Master Bedroom	13' X 12'						

Floor Area (SqFt):		Total # Rooms:	9	Bathrooms	
Finished Floor Area Main:	688	Finished Levels:	2	1	4 Piece; Ensuite: Y; Level: Above
Finished Floor Area Up:	714	Basement Area:	None	2	4 Piece; Ensuite: N; Level: Above
Finished Floor Area Down:	0	Bsmt Height:		3	2 Piece; Ensuite: N; Level: Main F.
Finished Floor Area Bsmt:	0	Restricted Age:		4	
Total Finished Floor Area:	1,402	# Pets / Cats; Dogs:		5	
Unfinished Floor Area:	0	# or % Rentals:		6	
Grand Total Floor Area:	1,402			7	
				8	

Listing Broker(s): **(1) Royal Pacific Riverside Realty**

Central location in Killarney area. Large 2 storeys, 3 bedrooms with 2.5 bath townhouse. Walking distance for shopping, banking and transportation. Please call for showing. Sold "as is".

1876 SE MARINE DR, V5P 2R8

Active

No Photo Available

List Price: **\$579,600** Previous Price:
Original Price: **\$579,600**

Subdiv/Complex:
 Frontage: **37.14** Approx Yr Bld: **1998** PID: **024-071-528**
 Depth/Size: **158.07** Type: **1/2 Duplex**
 Lot SqFt: **2,568** Age at List Date: **16** Zoning: **RS-1B**
 Exposure: Bedrooms: **4** Taxes: **\$3,200 (2014)**
 Stories in Bldg: Bathrooms: **3** If New GST/HST Incl:
 Flood Plain: **No** Full Baths: **3** Tax Incl Utils: **No**
 Meas. Type: **Feet** Half Baths: **0** Apprvl Req:
 Fixtures Lsd: **N**
 Fixt Removed: **N**
 View: **N**

Style of Home: **2 Storey** Total Parking: **2** Covered Parking: **1**
 Construction: **Frame - Wood** Parking Access:
 Foundation: **Concrete Perimeter** Parking Facilities: **Garage; Single**
 Exterior: **Stucco** R/I Plumbing:
 Rain Screen: Type of Roof: **Tile - Concrete** Dist to Public Trans:
 Renovations: Reno Year: Units in Development: Dist to School/Bus:
 Flooring: Locker:
 Water Supply: **City/Municipal** Possession:
 Heat/Fuel: **Radiant** Title to Land: **Freehold NonStrata**
 No. of Fireplaces: **0** R/I Fireplaces: **0** Seller's Interest: **Court Ordered Sale**
 Fireplace Fuel: Mortgage Info: **\$0**
 Outdoor Area: **Balcony(s)** Property Disclosure: **N - SCHEDULE A**
 Mngmt Co: Bylaw Restrictions:
 Mngmt Ph: Maint Fee:

Maint Charge Incl:

Legal: **PL LMS3139 LT 2 DL 328 LD 36 SHARE IN COM PROP THEREINTOGETHER WITH AN INTERES**
 Amenities: **None**
 Features Incl:

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

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main F.	Living Room	11'5 X 10'5						
Main F.	Kitchen	9'5 X 9'						
Main F.	Eating Area	10' X 9'						
Main F.	Master Bedroom	14' X 12'						
Main F.	Bedroom	10' X 9'						
Below	Kitchen	14' X 9'						
Below	Bedroom	10' X 9'						
Below	Bedroom	10'5 X 9'5						

Floor Area (SqFt): Total # Rooms: **8** **Bathrooms**
 Finished Floor Area Main: **829** Finished Levels: **2** 1 **4 Piece; Ensuite: Y; Level: Main F.**
 Finished Floor Area Up: **0** Basement Area: **None** 2 **4 Piece; Ensuite: N; Level: Main F.**
 Finished Floor Area Down: **485** 3 **4 Piece; Ensuite: N; Level: Below**
 Finished Floor Area Bsmt: **0** Bsmt Height: 4
 Total Finished Floor Area: **1,314** Restricted Age: 5
 # Pets / Cats; Dogs: 6
 Unfinished Floor Area: **0** # or % Rentals: 7
 Grand Total Floor Area: **1,314** 8

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

COURT ORDER SALE in Fraserview area. 2 level detached home built in 1998 on a strata lot (all the features of a townhouse minus the maintenance fee). Over 1300 sq ft of living space. 4 Bedrooms and 3 bathrooms. Radiant floor heating and security system. All measurements are approximate, Buyers to verify.