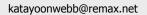


Presented by:

## Katayoon Webb PREC\*

RE/MAX Crest Realty Westside Phone: 604-315-8715





R2175223 Board: V

Apartment/Condo



**New Westminster** Fraserview NW V3L 0C7

Residential Attached

Tour: Virtual Tour URL

\$525,000 (LP)

\$580,000 (SP) M



6/13/2017 Sold Date: Original Price: \$525,000 Frontage (feet): Meas. Type: Approx. Year Built: 2011 Frontage (metres): Depth / Size (ft.): Bedrooms: Age: 2 Lot Area (sq.ft.): 0.00 Bathrooms: 2 Zoning: RM-5A Flood Plain: No 2 Gross Taxes: \$2,073.00 Full Baths: Approval Req?: No Half Baths: 0 For Tax Year: 2016 Exposure: Southwest Maint. Fee: \$393.94 Tax Inc. Utilities?: No If new, GST/HST inc?: P.I.D.: 028-395-794

Mgmt. Co's Name: First Service Residential

Mgmt. Co's Phone: 604-683-8900

View:

Complex / Subdiv: THE GROVE AT VICTORIA HILL

Services Connected: Electricity, Sanitary Sewer, Storm Sewer, Water

Style of Home: **Corner Unit** Construction: Frame - Wood Exterior: Mixed, Vinyl

Foundation: **Concrete Perimeter** Reno. Year: Rain Screen: R.I. Plumbing: No Renovations: R.I. Fireplaces:

City/Municipal Water Supply:

Fireplace Fuel: **Electric** Fuel/Heating: **Electric** 

Maint Fee Inc:

Patio(s) & Deck(s) Outdoor Area:

Asphalt, Wood Type of Roof:

Garbage Pickup, Gardening, Hot Water, Management, Recreation Facility

# of Fireplaces: 1

PL BCS2702 LT 191 DL 115 LD 36 Legal:

Club House, Elevator, Exercise Centre, In Suite Laundry Amenities:

Site Influences: Central Location, Paved Road, Private Setting, Recreation Nearby, Shopping Nearby, Treed ClthWsh/Dryr/Frdg/Stve/DW, Disposal - Waste, Drapes/Window Coverings, Garage Door Opener, Microwave, Security System, Smoke Features:

Bylaw Restric: Pets Allowed w/Rest., Rentals

**Allowed** 

1,010 sq. ft. Basement: None

Total Parking: 1 Covered Parking: 1 Parking Access: Front Parking: Garage Underbuilding Locker: N

5

6

7

8

Dist. to Public Transit: 1 BLOCK Dist. to School Bus: 4 BLOCKS Units in Development: 246 Total Units in Strata: 246 Title to Land: Freehold Strata

Property Disc.: Yes Fixtures Leased: Fixtures Rmvd:

Floor Finish: Laminate, Tile

Floor	<u>Type</u>	<u>Dime</u>	nsions	Floor	<u>Type</u>	!	<u>Dim</u>	<u>ensions</u>	Floor	<u>Ty</u>	<u>pe</u>	<u>Dimensions</u>
Main	Kitchen	8' :	x 11'					X				x
Main	Den	7' :	x 10'					x				x
Main Living Room		12'	x 22'					X				x
Main Master Bedroom		m 10':	x 15'					X				x
Main	Bedroom 10' x :		x 13'					X				x
		2	X					X				x
		2	X					X				x
		:	X					X				x
		:	X					X				
			X					X				
Finished Flo	oor (Main):	1,010	# of Roo	ms: <b>5</b> #	of Kitchens	: <b>1</b> # of Le	evels: 1	<u>Bath</u>	Floor	# of Pieces	Ensuite?	<u>Outbuildings</u>
Finished Floor (Above): 0		0	Crawl/Bsmt. Height:					1	Main	4	Yes	Barn:
Finished Floor (Below): 0		0	Restricted Age:					2	Main	3	No	Workshop/Shed:
Finished Floor (Basement): 0			# of Pets: 1 Cats: Y Dogs: Y					3				Pool:
Finished Flo	oor (Total):	1,010 sq. ft.	# or % o	of Rentals All	lowed <b>0</b>	-		4				Garage Sz:
	` ,											00.030 02.

Listing Broker(s): RE/MAX Crest Realty Westside

The Grove at Victoria Hill - 2 bedroom+den, 2 bathroom, 1010sqft bright corner home! Very quiet & surrounded by green space this well kept home features a very spacious & open living/dining/kitchen area. Gourmet kitchen w/ Stainless Steel appliances, granite counters, lots of cabinets. Two separate spacious bedrooms, master bedroom with a LARGE walk in closet and a 4 piece ensuite. Versatile den/office. Fantastic amenities at the Boiler House: gym, theatre, study area, meeting room, party room/lounge, & outdoor basketball court. Central location just steps to Queens Park, bus stop & 15 mins walk to Skytrain. Close to shopping, groceries, Canada Games Pool & schools. Open House Sat/Sun June 10&11 2:30 -4pm.

Door Height:

Unfinished Floor:

Grand Total: