



Presented by:  
**Katayoon Webb PREC\***

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**Active**  
**R2223719**  
Board: V  
Apartment/Condo

**405 2958 SILVER SPRINGS BLV**

Coquitlam  
Westwood Plateau  
V3E 3R9

Residential Attached

**\$398,000** (LP)   
(SP)



Sold Date: Frontage (feet): Original Price: **\$398,000**  
Meas. Type: Frontage (metres): Approx. Year Built: **2005**  
Depth / Size (ft.): Bedrooms: **1** Age: **12**  
Lot Area (sq.ft.): **0.00** Bathrooms: **1** Zoning: **MFD**  
Flood Plain: **No** Full Baths: **1** Gross Taxes: **\$1,758.65**  
Council Apprv?: **No** Half Baths: **0** For Tax Year: **2017**  
Exposure: **East** Maint. Fee: **\$238.45** Tax Inc. Utilities?: **No**  
If new, GST/HST inc?: P.I.D.: **026-278-391**  
Mgmt. Co's Name: **Associa** Tour: **Virtual Tour URL**  
Mgmt. Co's Phone:  
View: :  
Complex / Subdiv: **Tamarisk**  
Services Connected: **Community, Electricity, Sanitary Sewer, Storm Sewer, Water**

Style of Home: **Corner Unit, Upper Unit**  
Construction: **Frame - Wood**  
Exterior: **Mixed**  
Foundation: **Concrete Perimeter**  
Rain Screen:  
Renovations:  
Water Supply: **City/Municipal**  
Fireplace Fuel: **Electric**  
Fuel/Heating: **Baseboard, Electric**  
Outdoor Area: **Balcony(s)**  
Type of Roof: **Asphalt, Other**

Reno. Year:  
R.I. Plumbing: **No**  
R.I. Fireplaces:  
# of Fireplaces: **1**

Total Parking: **1** Covered Parking: **1** Parking Access: **Front**  
Parking: **Garage; Underground**  
Locker: **N**  
Dist. to Public Transit: **1 BLOCK** Dist. to School Bus: **1 BLOCK**  
Units in Development: **62** Total Units in Strata: **62**  
Title to Land: **Freehold Strata**  
Property Disc.: **Yes**  
Fixtures Leased: :  
Fixtures Rmvd: :  
Floor Finish: **Laminate**

Maint Fee Inc: **Garbage Pickup, Gardening, Hot Water, Management, Sewer, Snow removal, Water**  
Legal: **PL BCS1293 LT 45 LD 36 SEC 14 TWP 39. TOGETHER WITH AN INTEREST IN THE COMMON PROPERTY IN PROPORTION TO THE UNIT ENTITLEMENT OF THE STRATA LOT AS SHOWN ON FORM 1 OR V, AS APPROPRIATE.**

Amenities: **Bike Room, Exercise Centre, In Suite Laundry, Independent living, Pool; Outdoor, Swirlpool/Hot Tub**

Site Influences: **Central Location, Cul-de-Sac, Private Setting, Recreation Nearby, Shopping Nearby, Treed**  
Features: **ClthWsh/Dryr/Frdg/Stve/DW, Drapes/Window Coverings, Garage Door Opener, Hot Tub Spa/Swirlpool, Intercom, Smoke Alarm,**

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Master Bedroom	14'2 x 9'10			x			x
Main	Living Room	11'11 x 12'6			x			x
Main	Dining Room	12'6 x 7'10			x			x
Main	Kitchen	8'8 x 8'7			x			x
Main	Den	8'2 x 7'5			x			x
Main	Walk-In Closet	5'9 x 4'10			x			x
					x			x
					x			x
					x			x
					x			x

Finished Floor (Main):	<b>760</b>	# of Rooms:	<b>6</b>	# of Kitchens:	<b>1</b>	# of Levels:	<b>1</b>	Bath	<b>1</b>	Floor	<b>Main</b>	# of Pieces	<b>4</b>	Ensuite?	<b>No</b>	Outbuildings
Finished Floor (Above):	<b>0</b>	Crawl/Bsmt. Height:														Barn:
Finished Floor (Below):	<b>0</b>	Restricted Age:														Workshop/Shed:
Finished Floor (Basement):	<b>0</b>	# of Pets:	<b>2</b>	Cats:	<b>Y</b>	Dogs:	<b>Y</b>									Pool:
Finished Floor (Total):	<b>760 sq. ft.</b>	# or % of Rentals Allowed:														Garage Sz:
Unfinished Floor:	<b>0</b>	Bylaw Restrict:	<b>Pets Allowed w/Rest., Rentals Allwd w/Restrctns</b>													Door Height:
Grand Total:	<b>760 sq. ft.</b>	Basement:	<b>None</b>													

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

**Welcome Home - This Whistler inspired, bright & spacious 1bed and & large den is in highly sought after Polygon Built Silver Springs. This top floor, corner home is bright and faces the quiet side of the building, with a treed outlook. The den is private and large enough for a kids room, walk-in closet in master bedroom. Fantastic renovations as per virtual tours! The Tamarisk is centrally located, close to Coquitlam Town Centre & the new Evergreen skytrain line, Douglas College, Pinetree Elementary & Pinetree Secondary Schools, Lafarge Lake. Great amenities include gym, pool and hot tub, rec room with pool table, and patio lounge. Pets & Rentals allowed. Open House Sat and Sun Nov 25th and 26th 2-4pm.**