



Presented by:
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Active **R2423597** **190 SAN JUAN PLACE** Residential Detached
Board: V Coquitlam **\$929,000** (LP)
House/Single Family Cape Horn **(SP)**
V3K 6Y8



Sold Date: Frontage (feet): **0.00** Original Price: **\$929,000**
Meas. Type: **Feet** Bedrooms: **5** Approx. Year Built: **1990**
Depth / Size: Bathrooms: **3** Age: **29**
Lot Area (sq.ft.): **6,574.00** Full Baths: **2** Zoning: **RES**
Flood Plain: **No** Half Baths: **1** Gross Taxes: **\$3,765.87**
Rear Yard Exp: For Tax Year: **2019**
Council Apprv?: Tax Inc. Utilities?: **No**
If new, GST/HST inc?: P.I.D.: **015-053-091**
Tour:

View: **Yes: MOUNTAIN VIEW**

Complex / Subdiv:

Services Connected: **Community, Natural Gas, Sanitary Sewer, Water**
Sewer Type: **City/Municipal**

Style of Home: 2 Storey w/Bsmt.	Total Parking: 4	Covered Parking: 2	Parking Access:
Construction: Frame - Wood	Parking: Garage; Double		
Exterior: Vinyl	Dist. to Public Transit:	Dist. to School Bus:	
Foundation: Concrete Perimeter	Title to Land: Freehold NonStrata		
Rain Screen:	Reno. Year:	Property Disc.: No	
Renovations:	R.I. Plumbing:	PAD Rental:	
# of Fireplaces: 1	R.I. Fireplaces:	Fixtures Leased: No :	
Fireplace Fuel: Natural Gas	Metered Water:	Fixtures Rmvd: No :	
Water Supply: City/Municipal		Floor Finish:	
Fuel/Heating: Forced Air, Natural Gas			
Outdoor Area: Patio(s) & Deck(s)			
Type of Roof: Asphalt			

Legal: **LOT 84, PLAN NWP83082, DISTRICT LOT 65, NEW WESTMINSTER LAND DISTRICT**

Amenities: **In Suite Laundry**

Site Influences:
Features:

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Living Room	18' x 13'	Bsmt	Master Bedroom	0' x 0'			x
Main	Kitchen	13' x 11'						x
Main	Eating Area	11' x 9'						x
Main	Family Room	18' x 11'6"						x
Above	Master Bedroom	18' x 13'						x
Above	Bedroom	13' x 9'						x
Above	Bedroom	20' x 11'						x
Above	Bedroom	11'6" x 9'0"						x
								x
Bsmt	Kitchen	0' x 0'						x

Finished Floor (Main): 1,003	# of Rooms: 10	Bath	Floor	# of Pieces	Ensuite?	Outbuildings Barn: Workshop/Shed: Pool: Garage Sz: Grg Dr Ht:
Finished Floor (Above): 988	# of Kitchens: 2	1	Main	2	No	
Finished Floor (Below): 0	# of Levels: 3	2	Above	3	No	
Finished Floor (Basement): 995	Suite: Legal Suite	3	Above	3	Yes	
Finished Floor (Total): 2,986 sq. ft.	Crawl/Bsmt. Height:	4				
Unfinished Floor: 0	Beds in Basement: 1	5				
Grand Total: 2,986 sq. ft.	Beds not in Basement: 4	6				
	Basement: Fully Finished	7				

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

Mountain view! Featuring 4 bedrooms up PLUS legal a 1 bedroom suite. Private back yard with level driveway located in the cape horn area. Don't miss out!