



Presented by:  
**Michele Cummins - PREC**

RE/MAX Little Oak Realty (Mission)  
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**Active**  
**R2420860**  
Board: V  
Apartment/Condo

**25 11900 228 STREET**

Maple Ridge  
East Central  
V2X 6L9

Residential Attached

**\$245,300** (LP)

(SP)



Sold Date:	Frontage (feet):	Original Price: <b>\$245,300</b>
Meas. Type:	Frontage (metres):	Approx. Year Built: <b>1980</b>
Depth / Size (ft.):	Bedrooms: <b>2</b>	Age: <b>39</b>
Lot Area (sq.ft.): <b>0.00</b>	Bathrooms: <b>2</b>	Zoning: <b>RM-2</b>
Flood Plain:	Full Baths: <b>1</b>	Gross Taxes: <b>\$1,545.03</b>
Council Apprv?:	Half Baths: <b>1</b>	For Tax Year: <b>2019</b>
Exposure:	Maint. Fee: <b>\$239.36</b>	Tax Inc. Utilities?: <b>No</b>
If new, GST/HST inc?:		P.I.D.: <b>001-934-589</b>
Mgmt. Co's Name:		Tour:
Mgmt. Co's Phone:		
View:		
Complex / Subdiv:		
Services Connected:	<b>Electricity, Sanitary Sewer, Storm Sewer</b>	
Sewer Type:	<b>City/Municipal</b>	

Style of Home: <b>Corner Unit</b>	Total Parking:	Covered Parking:	Parking Access:
Construction: <b>Frame - Wood</b>	Parking: <b>Garage Underbuilding</b>		
Exterior: <b>Stucco, Vinyl</b>			Locker:
Foundation: <b>Concrete Perimeter</b>	Reno. Year:	Dist. to Public Transit:	Dist. to School Bus:
Rain Screen:	R.I. Plumbing:	Units in Development:	Total Units in Strata:
Renovations:		Title to Land: <b>Freehold Strata</b>	
Water Supply: <b>City/Municipal</b>	Metered Water:	Property Disc.: <b>Yes</b>	
Fireplace Fuel:	R.I. Fireplaces:	Fixtures Leased: :	
Fuel/Heating: <b>Baseboard, Electric</b>	# of Fireplaces: <b>0</b>	Fixtures Rmvd: :	
Outdoor Area: <b>Balcony(s)</b>		Floor Finish:	
Type of Roof: <b>Tar &amp; Gravel</b>			

Maint Fee Inc: **Electricity, Heat, Hot Water**  
 Legal: **STRATA LOT 25, PLAN NWS1739, SECTION 17, TOWNSHIP 12, GROUP 1, NEW WESTMINSTER LAND DISTRICT, 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,**  
 Amenities: **In Suite Laundry**  
 Site Influences: **Adult Oriented, Shopping Nearby**  
 Features: **ClthWsh/Dryr/Frdg/Stve/DW**

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Living Room	10' x 10'			x			x
Main	Kitchen	10' x 10'			x			x
Main	Dining Room	10' x 10'			x			x
Main	Master Bedroom	10' x 10'			x			x
Main	Bedroom	10' x 10'			x			x
Main	Laundry	10' x 10'			x			x
		x			x			x
		x			x			x
		x			x			x
		x			x			x

Finished Floor (Main): <b>934</b>	# of Rooms: <b>6</b>	# of Kitchens: <b>1</b>	# of Levels: <b>1</b>	Bath	Floor	# of Pieces	Ensuite?	Outbuildings
Finished Floor (Above): <b>0</b>	Crawl/Bsmt. Height:			1	Main	2	Yes	Barn:
Finished Floor (Below): <b>0</b>	Restricted Age:			2	Main	4	No	Workshop/Shed:
Finished Floor (Basement): <b>0</b>	# of Pets:	Cats:	Dogs:	3				Pool:
Finished Floor (Total): <b>934 sq. ft.</b>	# or % of Rentals Allowed:			4				Garage Sz:
	Bylaws: <b>No Restrictions</b>			5				Grg Dr Ht:
Unfinished Floor: <b>0</b>				6				
Grand Total: <b>934 sq. ft.</b>	Basement: <b>None</b>			7				
				8				

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



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**Active** **303 12025 207A STREET** Residential Attached  
**R2419239** Maple Ridge **\$270,000 (LP)**  
 Board: V Northwest Maple Ridge (SP)   
 Apartment/Condo V2X 0R3



Sold Date: Frontage (feet): Original Price: **\$270,000**  
 Meas. Type: Frontage (metres): Approx. Year Built: **1992**  
 Depth / Size (ft.): Bedrooms: **1** Age: **27**  
 Lot Area (sq.ft.): **0.00** Bathrooms: **1** Zoning: **STRATA**  
 Flood Plain: **No** Full Baths: **1** Gross Taxes: **\$2,046.69**  
 Council Apprv?: **No** Half Baths: **0** For Tax Year: **2018**  
 Exposure: Maint. Fee: **\$216.03** Tax Inc. Utilities?: **No**  
 If new, GST/HST inc?: P.I.D.: **017-881-391**  
 Mgmt. Co's Name: **Pacific Quorum** Tour:  
 Mgmt. Co's Phone: **604-635-0260**  
 View: **No :**  
 Complex / Subdiv: **THE ATRIUM**  
 Services Connected: **Electricity, Sanitary Sewer, Storm Sewer, Water**  
 Sewer Type: **Community**

Style of Home: **1 Storey** Total Parking: **1** Covered Parking: **1** Parking Access: **Front**  
 Construction: **Frame - Wood** Parking: **Garage; Underground** Locker: **Y**  
 Exterior: **Brick, Stucco** Dist. to Public Transit: **NEARBY** Dist. to School Bus: **NEARBY**  
 Foundation: **Concrete Perimeter** Reno. Year: Units in Development: **44** Total Units in Strata: **44**  
 Rain Screen: Renovations: **Other** R.I. Plumbing: Title to Land: **Freehold Strata**  
 Water Supply: **City/Municipal** Metered Water: Property Disc.: **No**  
 Fireplace Fuel: **Other** R.I. Fireplaces: Fixtures Leased: **No :**  
 Fuel/Heating: **Baseboard, Electric** # of Fireplaces: **1** Fixtures Rmvd: **No :**  
 Outdoor Area: **Balcony(s)** Floor Finish: **Mixed**

Maint Fee Inc: **Caretaker, Garbage Pickup, Management**  
 Legal: **STRATA LOT 25, PLAN LMS431, DISTRICT LOT 241, GROUP 1, NEW WESTMINSTER LAND DISTRICT, 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**  
 Amenities: **Elevator, In Suite Laundry, Storage**

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

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Living Room	12'0 x 12'0			x			x
Main	Dining Room	12'0 x 10'0			x			x
Main	Kitchen	11'0 x 10'0			x			x
Main	Master Bedroom	12'0 x 12'0			x			x
		x			x			x
		x			x			x
		x			x			x
		x			x			x
		x			x			x
		x			x			x

Finished Floor (Main): <b>744</b>	# of Rooms: <b>4</b>	# of Kitchens: <b>1</b>	# of Levels: <b>1</b>	Bath	Floor	# of Pieces	Ensuite?	Outbuildings
Finished Floor (Above): <b>0</b>	Crawl/Bsmt. Height:			1	<b>Main</b>	<b>4</b>	<b>No</b>	Barn:
Finished Floor (Below): <b>0</b>	Restricted Age:			2				Workshop/Shed:
Finished Floor (Basement): <b>0</b>	# of Pets:	Cats: <b>Yes</b>	Dogs: <b>Yes</b>	3				Pool:
Finished Floor (Total): <b>744 sq. ft.</b>	# or % of Rentals Allowed:			4				Garage Sz:
	Bylaws: <b>Pets Allowed w/Rest., Rentals Allwd w/Restrctns</b>			5				Grg Dr Ht:
Unfinished Floor: <b>0</b>	Basement: <b>None</b>			6				
Grand Total: <b>744 sq. ft.</b>				7				
				8				

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**Large 1 bedroom unit in "The Atrium", a centrally located, rental and pet friendly complex within walking distance to schools, shopping, and transportation! Great layout features spacious living room w/gas f/p, and dining area open to the kitchen. Large mbdm w/walk-through clst and semi-ensuite. Features sundeck overlooking greenbelt. Open atrium hallways to court yard. Pet friendly, rentals allowed. Suite also comes with secured underground parking and storage locker. Great walk score and located near transit, shopping, restaurants, parks, schools + Golden Ears Bridge.**