



Presented by:  
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Mission, Mission BC Residential Attached  
**# 3 7640 BLOTT ST, V2V 3K3** **Active**  
**MLS# F1408667**



List Price:	\$198,500	Previous Price:	
		Original Price:	\$198,500
Subdiv/Complex: AMBERLEA			
Frontage:		Approx Yr Bld:	1994
Depth/Size:		PID:	018-887-147
Lot SqFt:	0	Type:	Townhouse
Exposure:		Age at List Date:	20
Stories in Bldg:	2	Zoning:	MT52
Flood Plain:	No	Bedrooms:	3
Meas. Type:		Bathrooms:	3
Fixtures Lsd:	N	Full Baths:	2
Fixt Removed:	N	Half Baths:	1
View:	N	Taxes:	\$2,582 (2013)
		If New GST/HST Incl:	
		Tax Incl Utils:	No
		Apprvl Req:	

Style of Home:	Split Entry, 2 Storey w/Bsmt.	Total Parking:	2	Covered Parking:	2
Construction:	Frame - Wood	Parking Access:	Rear		
Foundation:	Concrete Perimeter	Parking Facilities:	Garage; Double, Visitor Parking		
Exterior:	Vinyl				
Rain Screen:		R/I Plumbing:			
Type of Roof:	Asphalt	Dist to Public Trans:		Dist to School/Bus:	
Renovations:		Units in Development:		Total Units in Strata:	46
Flooring:	Mixed	Locker:			
Water Supply:	City/Municipal	Possession:			
Heat/Fuel:	Electric, Natural Gas	Title to Land:	Freehold Strata		
No. of Fireplaces:	1	Seller's Interest:	Court Ordered Sale		
Fireplace Fuel:	Gas - Natural	Mortgage Info:	\$0 / Treat as Clear Title		
Outdoor Area:	Sundeck(s)				
Mngmt Co:		Property Disclosure:	N - FORECLOSURE		
Mngmt Ph:		Bylaw Restrictions:	Pets Allowed w/Rest.		
	Maint Fee:	\$243.00			

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

Legal: PL LMS1535 LT 3 LD 36 SEC 20 TWP 17 STRATA LOT AS SHOWN ON FORM 1.

Amenities: None

Features Incl:

Site Influences: Central Location, Recreation Nearby

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main F.	Living Room	15' X 14'						
Main F.	Dining	9'5' X 8'5'						
Main F.	Kitchen	12' X 10'						
Above	Master Bedroom	12' X 11'						
Above	Bedroom	10' X 10'						
Above	Bedroom	10' X 8'8"						
Bsmt	Storage	9' X 6'						

<b>Floor Area (SqFt):</b>		<b>Total # Rooms:</b>	7	<b>Bathrooms</b>	
Finished Floor Area Main:	576	Finished Levels:	2	1	3 Piece; Ensuite: Y; Level: Above
Finished Floor Area Up:	589	Basement Area:	Full, Partly Finished	2	4 Piece; Ensuite: N; Level: Above
Finished Floor Area Down:	218			3	2 Piece; Ensuite: N; Level: Bsmt
Finished Floor Area Bsmt:	0	Bsmt Height:		4	
Total Finished Floor Area:	1,383	Restricted Age:		5	
		# Pets / Cats; Dogs:		6	
Unfinished Floor Area:	0	# or % Rentals:		7	
Grand Total Floor Area:	1,383			8	

Listing Broker(s): (1) HomeLife Glenayre Realty (Msn)

3 bdrm duplex style town house with dble enclosed garage, close to schools, shopping, hospital and on bus route.