



Presented by:
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North Vancouver, Roche Point
106 3629 DEERCREST DR, V7G 2S9

MLS# V1060983

Residential Attached
Active



List Price:	\$319,000	Previous Price:	
		Original Price:	\$319,000
Subdiv/Complex: Deerfield by the Sea			
Frontage:	0.00	Approx Yr Blt:	1999
Depth/Size:		PID:	800-065-674
Lot SqFt:	0	Type:	Apartment/Condo
Exposure:		Zoning:	MF
Stories in Bldg:		Bedrooms:	1
Flood Plain:		Bathrooms:	1
Meas. Type:		Full Baths:	1
Fixtures Lsd:		Half Baths:	0
Fixt Removed:		Taxes:	
View:	Y - Burrard Inlet & the city skyline.		
		If New GST/HST Incl:	
		Tax Incl Utils:	
		Apprvl Req:	

Style of Home:	Ground Level Unit	Total Parking:	1	Covered Parking:	1
Construction:	Frame - Wood	Parking Access:			
Foundation:	Concrete Perimeter	Parking Facilities:	Garage Underbuilding		
Exterior:	Other				
Rain Screen:		R/I Plumbing:			
Type of Roof:	Torch-On	Dist to Public Trans:		Dist to School/Bus:	
Renovations:		Units in Development:		Total Units in Strata:	
Flooring:		Locker:			
Water Supply:	City/Municipal	Possession:			
Heat/Fuel:	Baseboard, Electric	Title to Land:	Leasehold prepaid-NonStrata		
No. of Fireplaces:	1	Seller's Interest:	Court Ordered Sale		
Fireplace Fuel:	Gas - Natural	Mortgage Info:	\$0		
Outdoor Area:	Balcony(s)				
Mngmt Co:		Property Disclosure:	N - Court ordered sale		
Mngmt Ph:		Bylaw Restrictions:			
		Maint Fee:			

Maint Charge Incl:

Legal: UNIT 6 LT 79-4-5 BURRHRD INLET INDIAN RES TR072711

Amenities:

Features Incl:

Site Influences:

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main F.	Living Room	12' X 11'						
Main F.	Dining	12' X 8'						
Main F.	Kitchen	9' X 8'						
Main F.	Bedroom	12' X 10'						
Main F.	Den	9' X 7'						

Floor Area (SqFt):		Total # Rooms:	5	Bathrooms	
Finished Floor Area Main:	708	Finished Levels:	1	1	4 Piece; Ensuite: N; Level: Main F.
Finished Floor Area Up:	0	Basement Area:	None	2	
Finished Floor Area Down:	0			3	
Finished Floor Area Bsmt:	0	Bsmt Height:		4	
Total Finished Floor Area:	708	Restricted Age:		5	
		# Pets / Cats; Dogs:		6	
Unfinished Floor Area:	0	# or % Rentals:		7	
Grand Total Floor Area:	708			8	

Listing Broker(s): (1) Macdonald Realty Ltd (NVan)

1Bedroom and den over 700sqft with amazing views to Burrard inlet and city skyline from your living room and extra large patio. 1 parking, pets and rentals allowed.



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North Vancouver, Lynn Valley Residential Attached
3158 FROMME RD, V7K 2C9 **Active**
MLS# V1057552



List Price:	\$688,000	Previous Price:	\$699,900
		Original Price:	\$699,900
Subdiv/Complex:		Approx Yr Bld:	2005
Frontage:		PID:	026-303-451
Depth/Size:		Type:	Townhouse
Lot SqFt:	0	Zoning:	MFD
Exposure:		Taxes:	\$4,247 (2013)
Stories in Bldg:		If New GST/HST Incl:	
Flood Plain:		Tax Incl Utils:	No
Meas. Type:		Apprvl Req:	
Fixtures Lsd:	N		
Fixt Removed:	N		
View:	N		

Style of Home:	2 Storey w/Bsmt., Corner Unit	Total Parking:	1	Covered Parking:	1
Construction:	Frame - Wood	Parking Access:	Lane		
Foundation:	Concrete Perimeter	Parking Facilities:	Garage; Single		
Exterior:	Wood				
Rain Screen:		R/I Plumbing:			
Type of Roof:	Asphalt	Dist to Public Trans:		Dist to School/Bus:	
Renovations:		Units in Development:	3	Total Units in Strata:	3
Flooring:	Hardwood, Mixed, Tile	Locker:			
Water Supply:	City/Municipal	Possession:			
Heat/Fuel:	Forced Air, Natural Gas	Title to Land:	Freehold Strata		
No. of Fireplaces:	1	Seller's Interest:	Court Ordered Sale		
Fireplace Fuel:	Gas - Natural	Mortgage Info:	\$0		
Outdoor Area:	Patio(s)				
Mngmt Co:	Self	Property Disclosure:	N - Court ordered sale		
Mngmt Ph:		Bylaw Restrictions:	No Restrictions		
		Maint Fee:	\$0.00		

Maint Charge Incl:

Legal: PL BCS1338 LT 1 DL 2023 LD 36 THE STRATA LOT AS SHOWN ON FORM 1 OR V, AS

Amenities: None

Features Incl: Clothes Washer/Dryer/Fridge/Stove/DW, Drapes/Window Coverings, Garage Door Opener

Site Influences: Central Location, Recreation Nearby, Shopping Nearby

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main F.	Living Room	13' X 13'						
Main F.	Dining	12' X 9'						
Main F.	Kitchen	11' X 8'						
Main F.	Eating Area	10' X 8'						
Above	Master Bedroom	13' X 11'						
Above	Bedroom	11' X 9'						
Above	Bedroom	11' X 10'						
Bsmt	Recreation Room	0'0 X 0'0						
Bsmt	Laundry	0'0 X 0'0						

Floor Area (SqFt):		Total # Rooms:	9	Bathrooms	
Finished Floor Area Main:	691	Finished Levels:	3	1	2 Piece; Ensuite: N; Level: Main F.
Finished Floor Area Up:	691	Basement Area:	Full, Fully Finished	2	4 Piece; Ensuite: Y; Level: Above
Finished Floor Area Down:	0			3	4 Piece; Ensuite: N; Level: Above
Finished Floor Area Bsmt:	691	Bsmt Height:		4	4 Piece; Ensuite: N; Level: Bsmt
Total Finished Floor Area:	2,073	Restricted Age:		5	
		# Pets / Cats; Dogs:		6	
Unfinished Floor Area:	0	# or % Rentals:		7	
Grand Total Floor Area:	2,073			8	

Listing Broker(s): (1) RE/MAX Masters Realty, (2) RE/MAX Crest Realty

This architecturally designed triplex unit is situated in a fast developing area and enjoys many excellent features: hardwood floors, warm designer colors, crown and baseboard mouldings, maple kitchen cabinetry and deluxe ensuite. Walk to schools, shopping, transportation and recreation.