

R2354593

Presented by:

Nicky Tu PREC*

Keller Williams Elite Realty Phone: 604-767-5913

nickyhmtu@gmail.com



Board: V Apartment/Condo 104 12633 NO. 2 ROAD

Richmond Steveston South V7E 6N5

Residential Attached

\$539,000 (LP)

(SP) M

Sold Date: Meas. Type: **Feet** Depth / Size (ft.): Lot Area (sq.ft.): 0.00 Flood Plain: Council Apprv?:

Bedrooms: 2 Bathrooms: 2 2 Full Baths: Half Baths: 0 Maint. Fee: \$350.00

Frontage (feet):

Frontage (metres):

Original Price: \$564,900 Approx. Year Built: 1996 Age: 23 Zoning: Gross Taxes: \$1,535.68

For Tax Year: 2018 Tax Inc. Utilities?: No P.I.D.: 023-678-712

Tour:

Locker:

Dist. to School Bus:

Total Units in Strata:

Complex / Subdiv:

If new, GST/HST inc?:

Mgmt. Co's Name:

Mgmt. Co's Phone:

Exposure:

View:

Services Connected: Community, Electricity, Water

Community Sewer Type:

Style of Home: 1 Storey Construction: Other

Exterior: Other

Foundation: **Concrete Perimeter** Rain Screen:

Renovations:

City/Municipal Water Supply: Fireplace Fuel: Gas - Natural Fuel/Heating: Baseboard, Electric Patio(s) & Deck(s) Outdoor Area:

Type of Roof:

Total Parking: 2 Covered Parking: 2 Parking Access: Parking: Garage Underbuilding

Dist. to Public Transit: Units in Development:

Title to Land: Freehold Strata

Property Disc.: Yes Fixtures Leased: Fixtures Rmvd: Floor Finish:

Maint Fee Inc: Caretaker, Garbage Pickup, Gardening, Hot Water, Recreation Facility, Snow removal

Reno. Year:

R.I. Plumbing:

Metered Water:

R.I. Fireplaces:

of Fireplaces: 1

SL 11, SECTION 12, BLK 3, RANGE 7W, NWD SP LMS2688

In Suite Laundry Amenities:

Site Influences: Features:

Legal:

Floor	Туре	Dime	nsions	Floor	Type	Dir	nensions	Floor	Ту	ре	Dimensions
Main	Living Room	14' 2	(12 '				x				x
Main	Dining Room	8'6	(12 '				x				x
Main	Kitchen	11'	c 8'				x				x
Main	Master Bedroom	13'4	c 11'6				x				x
Main	Bedroom	11'	c 9'6				x				x
		3	(x				x
		3	(X				x
		3	(X				x
		3	(x				x
		3	(x				x
Finished Floo	or (Main):	942	# of Rooi	ms: 5 #	# of Kitchens:	1 # of Levels: 1	Bath	Floor	# of Pieces	Ensuite?	Outbuildings
Finished Floo	or (Above):	0	Crawl/Bsi	nt. Height	:		1	Main	3	No	Barn:
Finished Floo	or (Below):	0	Restricted	d Age:			2	Main	4	Yes	Workshop/Shed:
Finished Floo	or (Basement):	0	# of Pets	:	Cats:	Dogs:	3				Pool:
Finished Floo	or (Total):	942 sq. ft.	# or % o	f Rentals A	Allowed:		4				Garage Sz:

Grand Total: 942 sq. ft. Basement: None

Listing Broker(s): Royal Pacific Realty (Kingsway) Ltd.

Royal Pacific Realty (Kingsway) Ltd.

5

6

7

8

This fabulous 2 bedroom 2 bath unit with laminate hardwood, gas fireplace. This bldg is adult oriented & extremely quiet and well maintained. Unit is bright, immaculate & has pleasant decor and layout. The West facing private balcony is accessed from sliders in the living room & master bdrm & overlooks a beautifully landscaped courtyard. Close to all amens, rec, trans, shcls & more.

Bylaws: Pets Allowed w/Rest., Rentals Allwd

w/Restrctns

Grg Dr Ht:

Unfinished Floor:



R2345641

Presented by:

Nicky Tu PREC*

Keller Williams Elite Realty Phone: 604-767-5913

nickyhmtu@gmail.com



Board: V Apartment/Condo If new, GST/HST inc?:

1000 7760 GRANVILLE AVENUE

Richmond **Brighouse South** V6Y 4C2

Residential Attached \$548,800 (LP)

P.I.D.: 023-775-653

Tour:

Locker:

(SP) M

22

RCL1

2018

\$2,166.17

Sold Date: Original Price: \$699,900 Frontage (feet): Meas. Type: Frontage (metres): Approx. Year Built: 1997 Depth / Size (ft.): Bedrooms: Age: Lot Area (sq.ft.): 0.00 Bathrooms: 2 Zoning: Flood Plain: No 2 Gross Taxes: Full Baths: Council Apprv?: Half Baths: 0 For Tax Year: Exposure: Northeast, Maint. Fee: \$395.93 Tax Inc. Utilities?: No

Mgmt. Co's Name: **RANCHO MANAGEMENT**

Mgmt. Co's Phone: 604-684-4508 Yes: CITY

Complex / Subdiv:

Services Connected: Electricity, Sanitary Sewer, Water

Sewer Type: Other

Style of Home: 1 Storey Total Parking: 1 Covered Parking: 1 Parking Access: Construction: Concrete

Parking: Garage; Underground Mixed, Stucco

Foundation: **Concrete Perimeter** Dist. to School Bus: Reno. Year: Dist. to Public Transit: Units in Development: 128 Rain Screen: R.I. Plumbing: Total Units in Strata:

Renovations: Title to Land: Freehold Strata

Water Supply: City/Municipal Metered Water: Fireplace Fuel: None R.I. Fireplaces:

Property Disc.: No Fuel/Heating: **Electric** # of Fireplaces: 0 Fixtures Leased: Sundeck(s) Outdoor Area: Fixtures Rmvd: Type of Roof: Other Floor Finish:

Maint Fee Inc: Garbage Pickup, Gardening, Hot Water, Recreation Facility

STRATA LOT 108, BLOCK 4N, PLAN LMS2807, SECTION 17, RANGE 6W, 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 Legal:

Exercise Centre, In Suite Laundry Amenities:

Site Influences: Features:

Exterior:

Floor	Туре	Dime	nsions	Floor	Type	Dim	ensions	Floor	Ту	ре	Dimensions
Main	Living Room	16' 2	x 15'9				X				X
Main	Dining Room		x 9'2				X				x
Main	Kitchen		k 8'9				X				x
Main	Master Bedrooi		x 10'1				X				x
Main	Bedroom		k 10'8				X				x
Main	Bedroom	10' 2	k 9'				X				x
		3	K				X				x
		3	K				X				X
		3	K				X				X
			K				X				X
Finished Floo	r (Main): 1	L,254	# of Roor	ms: 6 #	of Kitchens: 1	# of Levels: 1	Bath	Floor	# of Pieces	Ensuite?	Outbuildings
Finished Floo	r (Above):	0	Crawl/Bsr	nt. Height:			1	Main	3	Yes	Barn:
Finished Floo	r (Below):	0	Restricted	l Age:			2	Main	3	No	Workshop/Shed:
Finished Floo	r (Basement):	0	# of Pets	: (Cats: [Dogs:	3				Pool:
Finished Floo	r (Total): 1	L,254 sq. ft.	# or % o	f Rentals Al	lowed:		4				Garage Sz:
			Bylaws:	Pets Allow	ed w/Rest., R	entals Allowed	5				Grg Dr Ht:
Unfinished Flo		0					6				_
Grand Total:	1	L,254 sq. ft.	Basement	: None			7				
							8				

Listing Broker(s): Park Georgia Realty Ltd.

Golden Leaf Building, 3 bedroom, 2 baths bright and functional layout. Corner suite, two balconies, northeast and south east exposure. Located near bus, school and shops. 24 Hours required for showings. Court Date: May 29th -651 Carnarvon, New Westminster- Court room 418 9:45am. OPEN: **MONDAY, MAY 27TH 4-5PM**



R2372135

Presented by:

Nicky Tu PREC*

Keller Williams Elite Realty Phone: 604-767-5913

nickyhmtu@gmail.com



Board: V Apartment/Condo Sold Date: Meas. Type:

104 5177 BRIGHOUSE WAY

Richmond Brighouse **V7C 0A7**

Feet

\$1,200,000 (LP)

Residential Attached

(SP) M

Original Price: \$1,200,000 Frontage (feet): Frontage (metres): Approx. Year Built: 2013

Depth / Size (ft.): Bedrooms: Age: Lot Area (sq.ft.): 0.00 Bathrooms: 3 Zoning: **MFD**

Flood Plain: 2 Gross Taxes: Full Baths: \$3,127.39 Council Apprv?: Half Baths: For Tax Year: 2018 1

Exposure: West Maint. Fee: \$856.00 Tax Inc. Utilities?: No If new, GST/HST inc?: P.I.D.: 029-113-997

Mgmt. Co's Name: **Ascent Property Management** Tour:

Mgmt. Co's Phone: 604-293-2402

No: Complex / Subdiv: **River Green**

Services Connected: Electricity, Natural Gas, Sanitary Sewer, Water

Sewer Type: Community

Style of Home: 2 Storey Total Parking: 2 Covered Parking: 2 Parking Access: Side Construction:

Parking: Garage Underbuilding Concrete Concrete, Glass, Stone

Locker: Y

Exterior: **Concrete Perimeter** Dist. to Public Transit: 1 BLock Dist. to School Bus: 1 Block Foundation: Reno. Year: Total Units in Strata: 458

Units in Development: 458 Rain Screen: R.I. Plumbing: No Renovations: Title to Land: Freehold Strata

City/Municipal Metered Water: Water Supply: Fireplace Fuel: **Electric** R.I. Fireplaces: 0 Property Disc.: No

Fuel/Heating: Forced Air, Heat Pump Fixtures Leased: No: # of Fireplaces: 1 Fixtures Rmvd: No: Balcony(s), Patio(s) Outdoor Area:

Type of Roof: **Tile - Concrete** Floor Finish: Hardwood, Tile

Maint Fee Inc: Caretaker, Garbage Pickup, Gardening, Gas, Heat, Hot Water, Management, Recreation Facility, Sewer, Snow removal, Water, Legal:

STRATA LOT 103, BLOCK 4N, PLAN EPS1416, SECTION 6, RANGE 6W, 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 V

Club House, Exercise Centre, Pool; Indoor, Recreation Center, Swirlpool/Hot Tub, Concierge Amenities:

Site Influences: Central Location, Marina Nearby, Recreation Nearby, Shopping Nearby, Waterfront Property
Features: Air Conditioning, ClthWsh/Dryr/Frdg/Stve/DW, Disposal - Waste, Drapes/Window Coverings, Fireplace Insert, Microwave, Security

Floor	Туре	Dimensions	Floor	Туре	Dimensions	Floor	Туре	Dimensions
Main	Living Room	15'6 x 14'			x			x
Main	Dining Room	13' x 9'			x			x
Main	Kitchen	16'8 x 9'			x			x
Main	Laundry	6' x 4'1			x			x
Main	Foyer	10' x 6'			x			x
Main	Storage	6'2 x 3'			x			x
Above	Master Bedroom	13'5 x 10'10			x			x
Above	Walk-In Closet	9' x 5'			x			x
Above	Bedroom	13' x 9'			x			x
Above	Bedroom	9'7 x 8'			x			X

Finished Floor (Main):	862	# of Rooms: 10	# of Kitchens:	1 # of Levels: 2	Bath	Floor	# of Pieces	Ensuite?	Outbuildings
Finished Floor (Above):	867	Crawl/Bsmt. Heigl	ht:		1	Main	2	No	Barn:
Finished Floor (Below):	0	Restricted Age:			2	Above	5	Yes	Workshop/Shed:
Finished Floor (Basement):	0	# of Pets: 2	Cats: Yes	Dogs: Yes	3	Above	4	No	Pool:
Finished Floor (Total):	1,729 sq. ft.	# or % of Rentals	Allowed: 100%	6	4				Garage Sz:
		Bylaws: Pets Allo	owed, Rentals	Allowed	5				Gra Dr Ht:
Unfinished Floor:	0				6				
Grand Total:	1,729 sq. ft.	Basement: None			7				
					l g				

Listing Broker(s): RE/MAX Westcoast

Welcome to River Green by renowned Developer ASPAC - The most luxurious & prestigious waterfront community in Richmond. This rarely available 1,700 SF, 2 level, 3 bedroom/3 bathroom unit features a functional open floor plan with entertaining size living, dining, & kitchen. Snaidero Kitchen from Italy complemented by top of the line Miele & Subzero appliances are one of the premium finishes. The unit also features hardwood flooring throughout, California Closets, LED lighting, & blackout blinds. Central heating & cooling, & a massive patio provide all year around entertainment. The 5-star resort amenities includes: 24 hour concierge, private shuttle service, lap pool, sauna/steam room, whirlpool, fitness, theatre, virtual golf, music room, study room, & more! 2 parking stalls.