



Presented by:  
**Michele Cummins - PREC**  
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**Active** **R2426081** **15 365 GINGER DRIVE** Residential Attached  
 Board: V New Westminster **\$254,900 (LP)**  
 Apartment/Condo Frasersview NW (SP)   
 V3L 5L5



Sold Date: Frontage (feet): Original Price: **\$254,900**  
 Meas. Type: **Feet** Frontage (metres): Approx. Year Built: **1987**  
 Depth / Size (ft.): Bedrooms: **2** Age: **33**  
 Lot Area (sq.ft.): **0.00** Bathrooms: **1** Zoning: **MF**  
 Flood Plain: Full Baths: **1** Gross Taxes: **\$2,042.24**  
 Council Apprv?: **No** Half Baths: **0** For Tax Year: **2019**  
 Exposure: Maint. Fee: **\$323.93** Tax Inc. Utilities?:  
 If new, GST/HST inc?: P.I.D.: **004-554-060**  
 Tour:  
 Mgmt. Co's Name: **604 Real Estate**  
 Mgmt. Co's Phone: **604-689-0909**  
 View: **No :**  
 Complex / Subdiv: **Fraser Mews**  
 Services Connected: **Electricity, Sanitary Sewer, Storm Sewer, Water**  
 Sewer Type: **Community**

Style of Home: **Ground Level Unit**  
 Construction: **Frame - Wood**  
 Exterior: **Mixed**  
 Foundation: **Concrete Perimeter**  
 Rain Screen:  
 Renovations:  
 Water Supply: **City/Municipal**  
 Fireplace Fuel:  
 Fuel/Heating: **Electric**  
 Outdoor Area: **Balcony(s)**  
 Type of Roof: **Asphalt, Tar & Gravel**  
 Reno. Year:  
 R.I. Plumbing:  
 Metered Water:  
 R.I. Fireplaces:  
 # of Fireplaces: **0**  
 Total Parking: **1** Covered Parking: **1** Parking Access: **Front**  
 Parking: **Add. Parking Avail.**  
 Locker: **N**  
 Dist. to Public Transit: **1**  
 Units in Development:  
 Title to Land: **Freehold Strata**  
 Property Disc.: **No**  
 Fixtures Leased: **:**  
 Fixtures Rmvd: **No : As is where is**  
 Floor Finish: **Laminate**  
 Dist. to School Bus:  
 Total Units in Strata:

Maint Fee Inc: **Caretaker, Garbage Pickup, Gardening, Management, Snow removal**  
 Legal: **STRATA LOT 55, PLAN NWS2410, DISTRICT LOT 115, 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**  
 Amenities: **Shared Laundry**

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

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Living Room	12'9 x 11'			x			x
Main	Dining Room	12'9 x 9'			x			x
Main	Kitchen	11' x 8'			x			x
Main	Master Bedroom	14' x 11'			x			x
Main	Bedroom	12'9 x 11'			x			x
		x			x			x
		x			x			x
		x			x			x
		x			x			x
		x			x			x

Finished Floor (Main): <b>1,079</b>	# of Rooms: <b>5</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:	Dogs:	3				Pool:
Finished Floor (Total): <b>1,079 sq. ft.</b>	# or % of Rentals Allowed:			4				Garage Sz:
	Bylaws: <b>Pets Allowed w/Rest., Rentals Allowed, Smoking Restrictions</b>			5				Grg Dr Ht:
Unfinished Floor: <b>0</b>	Basement: <b>None</b>			6				
Grand Total: <b>1,079 sq. ft.</b>				7				
				8				

Listing Broker(s): **Sutton Group-West Coast Realty**

**Welcome to Fraser Mews. Located in a quiet neighbourhood, steps away from Queens Park, Canada Games Pool, and Royal City Center Mall. Centrally located and easy access to transit, shopping and parks. Quiet and private community complex. Pet and rental friendly. Great opportunity for the right buyer; a good investment opportunity. Call now to arrange a showing.**



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**Active**  
**R2425516**  
Board: V  
Apartment/Condo

**2106 898 CARNARVON STREET**

New Westminster  
Downtown NW  
V3M 0C3

Residential Attached

**\$515,000** (LP)

(SP)



Sold Date:	Frontage (feet):	Original Price: <b>\$515,000</b>
Meas. Type:	Frontage (metres):	Approx. Year Built: <b>2009</b>
Depth / Size (ft.):	Bedrooms: <b>2</b>	Age: <b>10</b>
Lot Area (sq.ft.): <b>0.00</b>	Bathrooms: <b>2</b>	Zoning: <b>CD-1</b>
Flood Plain:	Full Baths: <b>2</b>	Gross Taxes: <b>\$2,275.72</b>
Council Apprv?:	Half Baths: <b>0</b>	For Tax Year: <b>2019</b>
Exposure:	Maint. Fee: <b>\$233.13</b>	Tax Inc. Utilities?: <b>No</b>
If new, GST/HST inc?:		P.I.D.: <b>027-756-190</b>
Mgmt. Co's Name: <b>Ascent Real Estate Management</b>		Tour:
Mgmt. Co's Phone: <b>604-431-1800</b>		
View: :		
Complex / Subdiv: <b>Azure 1 of Plaza 88 Project</b>		
Services Connected: <b>Community, Electricity, Sanitary Sewer, Storm Sewer, Water</b>		
Sewer Type: <b>City/Municipal</b>		

Style of Home: **Corner Unit, Upper Unit**  
Construction: **Concrete**  
Exterior: **Concrete**  
Foundation: **Concrete Slab**  
Rain Screen:  
Renovations:  
Water Supply: **City/Municipal**  
Fireplace Fuel: **Electric**  
Fuel/Heating: **Baseboard**  
Outdoor Area: **Balcony(s)**  
Type of Roof: **Tar & Gravel**

Reno. Year:  
R.I. Plumbing:  
  
Metered Water:  
R.I. Fireplaces:  
# of Fireplaces: **1**

Total Parking: **1** Covered Parking: **1** Parking Access: **Front**  
Parking: **Garage Underbuilding**  
  
Locker: **Y**  
Dist. to School Bus:  
Total Units in Strata:  
  
Dist. to Public Transit:  
Units in Development: **206**  
Title to Land: **Freehold Strata**  
  
Property Disc.: **No**  
Fixtures Leased: :  
Fixtures Rmvd: :  
Floor Finish: **Wall/Wall/Mixed**

Maint Fee Inc: **Caretaker, Garbage Pickup, Gardening, Hot Water, Management, Recreation Facility, Sewer, Snow removal**  
Legal: **STRATA LOT 88, PLAN BCS3203, NEW WESTMINSTER LAND DISTRICT, MERCHANTS SQUARE; TOGETHER WITH AN INTEREST IN THE COMMON PROPERTY IN PROPORTION TO THE UNIT ENTITLEMENT OF THE STRATA LOT AS SHOWN ON FORM V**  
Amenities: **Bike Room, Elevator, Exercise Centre, Recreation Center, Sauna/Steam Room, Storage**

Site Influences: **Recreation Nearby, Shopping Nearby**  
Features:

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Living Room	12' x 15'			x			x
Main	Kitchen	12' x 9'			x			x
Main	Master Bedroom	12' x 10'			x			x
Main	Bedroom	9' x 9'			x			x
Main	Laundry	3' x 3'			x			x
		x			x			x
		x			x			x
		x			x			x
		x			x			x
		x			x			x

Finished Floor (Main): <b>812</b>	# of Rooms: <b>5</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	4	Yes	Barn:
Finished Floor (Below): <b>0</b>	Restricted Age:			2	Main	4	No	Workshop/Shed:
Finished Floor (Basement): <b>0</b>	# of Pets: <b>2</b>	Cats: <b>Yes</b>	Dogs: <b>Yes</b>	3				Pool:
Finished Floor (Total): <b>812 sq. ft.</b>	# or % of Rentals Allowed: <b>100%</b>			4				Garage Sz:
	Bylaws: <b>Pets Allowed w/Rest., Rentals Allowed</b>			5				Grg Dr Ht:
Unfinished Floor: <b>0</b>				6				
Grand Total: <b>812 sq. ft.</b>	Basement: <b>None</b>			7				
				8				

Listing Broker(s): **Stonehaus Realty Corp.**

**Azure 1 of the Plaza 88 Project. 06 unit 821 sqft, 2 bdrms & 2 baths. Large 153 sqft balcony that views the River. Granite counters & Stainless steel appliances, amenities are on the 9th floor. The building is linked to Skytrain and all the shops!**



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**Active** **1602 15 E ROYAL AVENUE** Residential Attached  
**R2426813** New Westminster **\$699,000 (LP)**  
 Board: V Fraserview NW (SP)   
 Apartment/Condo V3L 0A9



Sold Date: Frontage (feet): **0.00** Original Price: **\$699,000**  
 Meas. Type: **Feet** Frontage (metres): **0.00** Approx. Year Built: **2007**  
 Depth / Size (ft.): **0** Bedrooms: **2** Age: **13**  
 Lot Area (sq.ft.): **0.00** Bathrooms: **2** Zoning: **C-3**  
 Flood Plain: Full Baths: **2** Gross Taxes: **\$2,877.06**  
 Council Apprv?: **No** Half Baths: **0** For Tax Year: **2019**  
 Exposure: **West** Maint. Fee: **\$1.00** Tax Inc. Utilities?: **No**  
 If new, GST/HST inc?: P.I.D.: **027-143-562**  
 Mgmt. Co's Name: **RANCHO MGMT SERVICES** Tour:  
 Mgmt. Co's Phone: **604-684-4508**  
 View: **Yes: FRASER RIVER, QUEENS PARK, CIT**  
 Complex / Subdiv: **VICTORIA HILL**  
 Services Connected: **Electricity, Sanitary Sewer, Storm Sewer, Water**  
 Sewer Type: **City/Municipal**

Style of Home: **Corner Unit, Upper Unit** Total Parking: **1** Covered Parking: **1** Parking Access: **Front**  
 Construction: **Concrete Frame** Parking: **Garage; Underground** Locker: **Y**  
 Exterior: **Concrete** Dist. to Public Transit: **1** Dist. to School Bus: **1**  
 Foundation: **Concrete Perimeter** Reno. Year: Units in Development: **185** Total Units in Strata: **185**  
 Rain Screen: R.I. Plumbing: **No** Title to Land: **Freehold Strata**  
 Renovations: Metered Water: Property Disc.: **No**  
 Water Supply: **City/Municipal** R.I. Fireplaces: **0** Fixtures Leased: **No**  
 Fireplace Fuel: **Electric** # of Fireplaces: **1** Fixtures Rmvd: **No**  
 Fuel/Heating: **Baseboard, Electric** Floor Finish: **Laminate, Tile, Wall/Wall/Mixed**  
 Outdoor Area: **Sundeck(s)**  
 Type of Roof: **Other**

Maint Fee Inc: **Gardening, Management, Recreation Facility**  
 Legal: **STRATA LOT 153, DISTRICT LOT 115, GROUP 1, NEW WESTMINSTER DISTRICT STRATA PLAN BCS2450 TOGETHER WITH AN INTEREST IN THE COMMON PROPERTY IN PROPORTION TO THE UNIT ENTITLEMENT OF THE STRATA LOT AS SHOWN ON FORM V**  
 Amenities: **Elevator, Exercise Centre, Guest Suite, In Suite Laundry, Pool; Outdoor, Swirlpool/Hot Tub**

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

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Foyer	8'0 x 8'3			x			x
Main	Living Room	14'2 x 12'0			x			x
Main	Dining Room	11'8 x 7'8			x			x
Main	Kitchen	10'10 x 9'0			x			x
Main	Master Bedroom	13'6 x 11'4			x			x
Main	Bedroom	11'2 x 8'10			x			x
Main	Den	8'3 x 7'5			x			x
Main	Walk-In Closet	5'0 x 4'10			x			x
Main	Patio	16'0 x 7'7			x			x
Main	Laundry	7'2 x 5'			x			x

Finished Floor (Main):	<b>1,111</b>	# of Rooms: <b>10</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>3</b>	<b>No</b>	Barn:
Finished Floor (Below):	<b>0</b>	Restricted Age:			2	<b>Main</b>	<b>5</b>	<b>Yes</b>	Workshop/Shed:
Finished Floor (Basement):	<b>0</b>	# of Pets:	Cats:	Dogs:	3				Pool:
Finished Floor (Total):	<b>1,111 sq. ft.</b>	# or % of Rentals Allowed:			4				Garage Sz:
Unfinished Floor:	<b>0</b>	Bylaws: <b>Pets Allowed w/Rest., Rentals Allwd w/Restrctns</b>			5				Grg Dr Ht:
Grand Total:	<b>1,111 sq. ft.</b>	Basement: <b>None</b>			6				
					7				
					8				

Listing Broker(s): **Royal LePage West Real Estate Services**

**WOW!! VIEW, VIEW, VIEW - FRASER RIVER, CITY, QUEENS PARK, MOUNTAINS. Built by Onni this "Gold Georgia Award" winning building. West facing corner unit, 2 bedroom + den with large patio to soak up the views. Floor to ceiling windows add lots of natural light and views from every room. Spacious kitchen with granite counters and breakfast bar, rolled edged cabinets. Large formal area with f/p and access to patio. Master suite has walk in closet, 5 pc. Ensuite. Great complex with all the amenities. Central location for transit, parks, shopping, restaurants etc. Hurry on this one.**



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**Active** **1801 188 AGNES STREET** Residential Attached  
**R2427736** New Westminster **\$779,000 (LP)**  
 Board: V Downtown NW (SP)  
 Apartment/Condo V3L 0H6



Sold Date: Frontage (feet): Original Price: **\$779,000**  
 Meas. Type: **Feet** Frontage (metres): Approx. Year Built: **2017**  
 Depth / Size (ft.): Bedrooms: **2** Age: **3**  
 Lot Area (sq.ft.): **0.00** Bathrooms: **2** Zoning: **CD24**  
 Flood Plain: **No** Full Baths: **2** Gross Taxes: **\$3,906.84**  
 Council Apprv?: Half Baths: **0** For Tax Year: **2019**  
 Exposure: **South** Maint. Fee: **\$415.00** Tax Inc. Utilities?: **Yes**  
 If new, GST/HST inc?: P.I.D.: **030-122-686**  
 Tour:  
 Mgmt. Co's Name: **FIRST SERVICE RES**  
 Mgmt. Co's Phone: **604-648-4455**  
 View: **Yes: RIVER, MOUNTAIN**  
 Complex / Subdiv: **AGNES & ELLIOT**  
 Services Connected: **Electricity, Natural Gas**  
 Sewer Type:

Style of Home: **Corner Unit, Penthouse**  
 Construction: **Concrete**  
 Exterior: **Mixed**  
 Foundation: **Concrete Perimeter**  
 Rain Screen: **Full**  
 Renovations:  
 Water Supply: **City/Municipal**  
 Fireplace Fuel:  
 Fuel/Heating: **Baseboard, Electric**  
 Outdoor Area: **Balcony(s)**  
 Type of Roof: **Other**  
 Reno. Year:  
 R.I. Plumbing:  
 Metered Water:  
 R.I. Fireplaces:  
 # of Fireplaces: **0**  
 Total Parking: **1** Covered Parking: **1** Parking Access:  
 Parking: **Garage Underbuilding**  
 Locker: **Y**  
 Dist. to Public Transit: **1** Dist. to School Bus: **1**  
 Units in Development: **130** Total Units in Strata: **130**  
 Title to Land: **Freehold Strata**  
 Property Disc.: **Yes**  
 Fixtures Leased: **No**  
 Fixtures Rmvd: **No**  
 Floor Finish: **Laminate**

Maint Fee Inc: **Caretaker, Garbage Pickup, Gardening, Hot Water, Management, Recreation Facility**  
 Legal: **STRATA LOT 126, BLOCK 19, PLAN EPS4196, 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**  
 Amenities: **Bike Room, Elevator, Exercise Centre, Recreation Center**

Site Influences:  
 Features: **ClthWsh/Dryr/Frdg/Stve/DW, Drapes/Window Coverings**

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Living Room	13'11 x 9'11			x			x
Main	Dining Room	9'11 x 15'5			x			x
Main	Kitchen	13'6 x 9'			x			x
Main	Master Bedroom	12' x 10'10			x			x
Main	Bedroom	10'6 x 14'2			x			x
		x			x			x
		x			x			x
		x			x			x
		x			x			x
		x			x			x

Finished Floor (Main): <b>1,154</b>	# of Rooms: <b>5</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	<b>4</b>	<b>No</b>	Barn:
Finished Floor (Below): <b>0</b>	Restricted Age:			2	Main	<b>3</b>	<b>Yes</b>	Workshop/Shed:
Finished Floor (Basement): <b>0</b>	# of Pets:	Cats: <b>Yes</b>	Dogs: <b>Yes</b>	3				Pool:
Finished Floor (Total): <b>1,154 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>1,154 sq. ft.</b>				7				
				8				

Listing Broker(s): **RE/MAX Sabre Realty Group** **RE/MAX Sabre Realty Group**

**Priced to Sell! \$81,000 under the 2019 BC Assessment. This stunning brand new never lived in 2 bed 2 bath Sub-Penthouse features soaring ceilings, an open concept with top of the line european appliances including a gas range, panel dishwasher and built in microwave. Enjoy incredible views of the Fraser River and the Coastal Mountains from your semi covered 295 sq/ft patio. Located at Agnes & Elliot away from the noise of the city, but close enough to take advantage of the developing Waterfront and Columbia Street. Amenities include a well equipped gym, and a large amenity room great for private events. 1 Parking & 1 Storage Locker included. Act Fast on this court ordered sale, as it won't last at this price!**





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**Active** **R2424120** **522 FOURTEENTH STREET** Residential Attached  
 Board: V New Westminster Uptown NW **\$1,199,000** (LP)   
 1/2 Duplex V3M 4P2 (SP)



Sold Date: Frontage (feet): **0.00** Original Price: **\$1,199,000**  
 Meas. Type: **Feet** Frontage (metres): Approx. Year Built: **2016**  
 Depth / Size (ft.): Bedrooms: **6** Age: **3**  
 Lot Area (sq.ft.): **0.00** Bathrooms: **4** Zoning: **RT-1**  
 Flood Plain: **No** Full Baths: **4** Gross Taxes: **\$4,700.77**  
 Council Apprv?: Half Baths: **0** For Tax Year: **2019**  
 Exposure: Maint. Fee: Tax Inc. Utilities?: **No**  
 If new, GST/HST inc?: P.I.D.: **029-907-462**  
 Mgmt. Co's Name: Tour: **Virtual Tour URL**  
 Mgmt. Co's Phone:  
 View: **No :**  
 Complex / Subdiv:  
 Services Connected: **Electricity, Natural Gas, Water**  
 Sewer Type: **City/Municipal**

Style of Home: **2 Storey w/Bsmt.** Total Parking: **4** Covered Parking: Parking Access:  
 Construction: **Frame - Wood, Other** Parking: **Add. Parking Avail.** Locker:  
 Exterior: **Other** Dist. to Public Transit: Dist. to School Bus:  
 Foundation: **Concrete Perimeter** Reno. Year: Units in Development: Total Units in Strata:  
 Rain Screen: R.I. Plumbing: Title to Land: **Freehold NonStrata**  
 Renovations: Metered Water: Property Disc.: **No**  
 Water Supply: **City/Municipal** R.I. Fireplaces: Fixtures Leased: **No : SOLD AS IS WHERE IS**  
 Fireplace Fuel: **Gas - Natural** # of Fireplaces: **1** Fixtures Rmvd: **No : SOLD AS IS WHERE IS**  
 Fuel/Heating: **Hot Water, Natural Gas, Radiant** Floor Finish:  
 Outdoor Area: **Balcony(s), Fenced Yard, Patio(s)**  
 Type of Roof: **Asphalt**

Maint Fee Inc:  
 Legal: **STRATA LOT 1, BLOCK 9, PLAN EPS3739, 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 V**  
 Amenities: **None**

Site Influences: **Central Location, Private Setting, Private Yard, Shopping Nearby**  
 Features:

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Living Room	12'8 x 14'2	Below	Other	9'6 x 10'			x
Main	Kitchen	12'6 x 14'2	Below	Bedroom	10' x 11'3			x
Main	Dining Room	9'5 x 10'	Below	Bedroom	10' x 11'3			x
Main	Nook	8'5 x 5'	Below	Other	8' x 7'			x
Main	Master Bedroom	12'8 x 17'			x			x
Main	Bedroom	10' x 10'			x			x
Main	Bedroom	10'10 x 10'			x			x
Below	Living Room	12'5 x 9'			x			x
Below	Kitchen	8' x 9'			x			x
Below	Bedroom	11'2 x 11'			x			x

Finished Floor (Main):	<b>1,253</b>	# of Rooms: <b>14</b>	# of Kitchens: <b>2</b>	# of Levels: <b>2</b>	Bath	Floor	# of Pieces	Ensuite?	Outbuildings
Finished Floor (Above):	<b>0</b>	Crawl/Bsmt. Height:			1	Main	<b>4</b>	<b>No</b>	Barn:
Finished Floor (Below):	<b>1,151</b>	Restricted Age:			2	Main	<b>4</b>	<b>No</b>	Workshop/Shed:
Finished Floor (Basement):	<b>0</b>	# of Pets:	Cats:	Dogs:	3	Below	<b>4</b>	<b>No</b>	Pool:
Finished Floor (Total):	<b>2,404 sq. ft.</b>	# or % of Rentals Allowed:			4	Below	<b>4</b>	<b>No</b>	Garage Sz:
Unfinished Floor:	<b>0</b>	Bylaws:			5				Grg Dr Ht:
Grand Total:	<b>2,404 sq. ft.</b>	Basement: <b>Separate Entry</b>			6				
					7				
					8				

Listing Broker(s): **Century 21 AAA Realty Inc.**

**Open concept half duplex in Uptown New Westminster. Good sized fenced backyard, covered sundeck. Great view. Close to school and shopping. 3 yr old half duplex. Court order sale allow time for showings. Subject to court approval. Open house Saturday/Sunday January 4 & 5, 2020 1 pm to 3 pm.**