

Presented by:  
**Bill Babcock**  
 Royal LePage Sterling Realty  
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Burnaby North, Sullivan Heights Residential Attached  
**# 1501 3737 BARTLETT CT, V3T 7E3** **Active**  
 MLS# V1097680



List Price: \$222,000 Previous Price: \$232,000

Subdiv/Complex: TIMBERLEA - MAPLE

Frontage:	Approx Yr Blt:	1975	PID:	000-963-089
Depth/Size:			Type:	Apartment/Condo
Lot SqFt:	Age at List Date:	40	Zoning:	HIRISE
Exposure:	Bedrooms:	2	Taxes:	\$1,628 (2014)
Stories in Bldg:	Bathrooms:	2	GST/HST Incl?:	
Flood Plain:	Full Baths:	1	Tax Incl Utilities:	No
Meas. Type:	Half Baths:	1	Apprvl Reqd:	

Fixtures Lsd:  
 Fixt Removed:  
 View: Y - BURNABY MOUNTAIN

Style of Home:	End Unit	Total Parking:	1	Covered Parking:	1
Construction:	Concrete	Parking Access:			
Foundation:	Concrete Perimeter	Parking Facilities:	Garage; Underground		
Exterior:	Concrete				
Rain Screen:		R/I Plumbing:			
Type of Roof:	Other	Dist to Public Trans:	1	Dist to School/Bus:	1
Renovations:		Units in Development:		Total Units in Strata:	
Flooring:		Locker:	Yes		
Water Supply:	City/Municipal	Possession:			
Heat/Fuel:	Baseboard, Hot Water	Title to Land:	Freehold Strata		
No. of Fireplaces:	0	Seller's Interest:	Court Ordered Sale		
Fireplace Fuel:	None	Mortgage Info:	\$0		
Outdoor Area:	Balcony(s)				
Mngmt Co:	BAYWEST	Property Disclosure:	N - COURT ORDER SALE		
Mngmt Ph:	604-501-4425	Bylaw Restrictions:	Pets Allowed w/Rest., Rentals Not Allowed		
	Maint Fee:	\$397.07			

Maint Charge Incl: Caretaker, Electricity, Heat, Hot Water, Management, Recreation Facility

Legal: PL NWS319 LT 67 DL 4 LD 36 THE UNIT ENTITLEMENT OF THE STRATA LOT AS SHOWN ON  
 Amenities: Elevator, Exercise Centre, Pool; Indoor, Shared Laundry, Storage, Swirlpool/Hot Tub  
 Features Incl:

Site Influences: Central Location, Recreation Nearby, Shopping Nearby

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main F.	Living Room	14' X 17'						
Main F.	Kitchen	8' X 11'						
Main F.	Master Bedroom	10' X 15'						
Main F.	Bedroom	9' X 11'						
Main F.	Foyer	4'6 X 11'						
Main F.	Eating Area	8' X 11'						

<b>Floor Area (SqFt):</b>	Total # Rooms:	6	<b>Bathrooms</b>
Finished Floor Area Main:	Finished Levels:	1	1 4 Piece; Ensuite: N; Level: Main F.
Finished Floor Area Up:	Basement Area:	None	2 2 Piece; Ensuite: Y; Level: Main F.
Finished Floor Area Down:			3
Finished Floor Area Bsmt:	Bsmt Height:		4
Total Finished Floor Area:	Restricted Age:		5
	# Pets / Cats; Dogs: / Cats: Yes; Dogs: No		6
Unfinished Floor Area:	# or % Rentals:		7
Grand Total Floor Area:			8

Listing Broker(s): RE/MAX Progroup Realty (DeI)

COURT ORDERED SALE. Sold 'as is, where is'. Large 2 bedroom apartment on the quiet side of this concrete highrise..15th floor with views north to Burnaby Mountain. The right buy for the person who would like to renovate to their own taste. Only minutes to all amenities including West Coast Express, schools, recreation & shopping. The listing Realtor is only representing the seller & all public inquiries must go through their own realtor.

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Burnaby North, Brentwood Park Residential Attached  
**# 415 4373 HALIFAX ST, V5C 5Z2** **Active**  
 MLS# V1118620



List Price: \$230,000 Previous Price:

Subdiv/Complex: BRENT GARDENS

Frontage:	Approx Yr Blt:	1982	PID:	002-202-212
Depth/Size:			Type:	Apartment/Condo
Lot SqFt:	Age at List Date:	33	Zoning:	STRATA
Exposure:	Bedrooms:	1	Taxes:	\$1,621 (2014)
Stories in Bldg:	Bathrooms:	1	GST/HST Incl?:	
Flood Plain:	Full Baths:	1	Tax Incl Utilities:	No
Meas. Type:	Half Baths:	0	Apprvl Reqd:	No
Fixtures Lsd:	N - SOLS AS IS WHERE IS			
Fixt Removed:	N - SOLD AS IS WHERE IS			
View:	Y - OVERLOOKS TREES, SHRUBS, GARDE			

Style of Home:	1 Storey, Upper Unit	Total Parking:	1	Covered Parking:	1
Construction:	Frame - Wood	Parking Access:	Side		
Foundation:	Concrete Perimeter	Parking Facilities:	Garage; Underground		
Exterior:	Mixed, Stucco, Wood				
Rain Screen:		R/I Plumbing:	No		
Type of Roof:	Other	Dist to Public Trans:	1BLK	Dist to School/Bus:	5BLKS
Renovations:		Units in Development:	334	Total Units in Strata:	334
Flooring:	Wall/Wall/Mixed	Locker:			
Water Supply:	City/Municipal	Possession:			
Heat/Fuel:	Baseboard, Electric	Title to Land:	Freehold Strata		
No. of Fireplaces:	0	R/I Fireplaces:		Seller's Interest:	Court Ordered Sale
Fireplace Fuel:		Mortgage Info:	\$0		
Outdoor Area:	Sundeck(s)	Property Disclosure:	N - SOLD AS IS WHERE IS		
Mngmt Co:	ASCENT PROPERTY MGMT	Bylaw Restrictions:	Pets Not Allowed, Rentals Allowed		
Mngmt Ph:	604-431-1800	Maint Fee:	\$1.00		

Maint Charge Incl: Gardening, Garbage Pickup, Hot Water, Management

Legal: STRATA LOT 77 DISTRICT LOT 120 GROUP 1 NEW WESTMINSTER DISTRICT STRATA PLAN NW2036 TOGETHER WI  
 Amenities: Elevator, Shared Laundry, Tennis Court(s)  
 Features Incl:

Site Influences: Central Location, Private Setting, Recreation Nearby, Shopping Nearby, Treed

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main F.	Living Room	16' X 12'						
Main F.	Dining	6' X 6'						
Main F.	Kitchen	7'6 X 7'6						
Main F.	Master Bedroom	13' X 11'						


<b>Floor Area (SqFt):</b>	Total # Rooms:	4	<b>Bathrooms</b>
Finished Floor Area Main:	697	Finished Levels:	1
Finished Floor Area Up:	0	Basement Area:	None
Finished Floor Area Down:	0		2
Finished Floor Area Bsmt:	0	Bsmt Height:	3
Total Finished Floor Area:	697	Restricted Age:	4
		# Pets / Cats; Dogs:	5
Unfinished Floor Area:	0	# or % Rentals:	6
Grand Total Floor Area:	697		7
			8

Listing Broker(s): Royal LePage West R.E.S.

WOW!! Brent Gardens- what a place to call home. Close to Sky Train, transit, schools and Brentwood Mall. a location that is undergoing growth. This top floor unit features- vaulted ceilings, slider door to a large full length deck, some updated flooring and a master bedroom with a cheater en-suite door and a slider door to the sundeck adding to its elegance. Unit shows good, the owner looks after this home. Paint and lights has been upgraded in the past, even the ceilings have had the popcorn texture removed. Laundry is located down the hall at only \$1.00 per load. The complex is well maintained and the building has had a rainscreen done in the past. Strata allows rentals but pets not allowed. Hurry this will not last.

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Burnaby North, Willingdon Heights Residential Attached  
**# 306 3787 PENDER ST, V5C 2L2** **MLS# V1107017** **Active**



List Price: \$294,900 Previous Price: \$309,000

Subdiv/Complex: \_\_\_\_\_

Frontage: \_\_\_\_\_ Approx Yr Blt: 1993 PID: 018-221-513

Depth/Size: \_\_\_\_\_ Age at List Date: 22 Zoning: Townhouse

Lot SqFt: 0 Bedrooms: 2 Taxes: ROW HO

Exposure: \_\_\_\_\_ Bathrooms: 2 GST/HST Incl?: \$2,078 (2014)

Stories in Bldg: \_\_\_\_\_ Full Baths: 2 Tax Incl Utilities: No

Flood Plain: No Half Baths: 0 Apprvl Reqd: \_\_\_\_\_

Meas. Type: \_\_\_\_\_

Fixtures Lsd: \_\_\_\_\_

Fixt Removed: \_\_\_\_\_

View: N

Style of Home: 2 Storey	Total Parking: _____	Covered Parking: 1
Construction: Frame - Wood	Parking Access: _____	
Foundation: Concrete Perimeter	Parking Facilities: Garage Underbuilding	
Exterior: Hardi Plank		
Rain Screen: _____	R/I Plumbing: _____	
Type of Roof: Other		
Renovations: _____	Reno Year: _____	Dist to Public Trans: _____
Flooring: Mixed		Units in Development: _____
Water Supply: City/Municipal		Locker: Yes
Heat/Fuel: Electric		Possession: _____
No. of Fireplaces: 1	R/I Fireplaces: 1	Title to Land: Freehold Strata
Fireplace Fuel: Gas - Natural		Seller's Interest: Court Ordered Sale
Outdoor Area: Balcony(s)		Mortgage Info: \$0
		Property Disclosure: N - COURT ORDERED SALE
Mngmt Co: _____		Bylaw Restrictions: Rentals Allowed w/Restrictions
Mngmt Ph: _____	Maint Fee: \$201.83	

Maint Charge Incl: Garbage Pickup, Management

Legal: PL LMS832 LT 24 DL 116 LD 36 ENTITLEMENT OF THE STRATA LOT AS SHOWN ON FORM 1

Amenities: In Suite Laundry, Storage

Features Incl: \_\_\_\_\_

Site Influences: \_\_\_\_\_

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main F.	Living Room	9' X 12'						
Main F.	Dining	7'8 X 13'2						
Main F.	Kitchen	9'8 X 7'8						
Above	Master Bedroom	11'3 X 11'3						
Above	Bedroom	10'2 X 8'8						

<b>Floor Area (SqFt):</b>	<b>Total # Rooms:</b> 5	<b>Bathrooms</b>
Finished Floor Area Main: 913	Finished Levels: 2	1 4 Piece; Ensuite: Y; Level: Above
Finished Floor Area Up: 0	Basement Area: None	2 4 Piece; Ensuite: N; Level: Above
Finished Floor Area Down: 0		3 ; Level: Below
Finished Floor Area Bsmt: 0	Bsmt Height: 4	
Total Finished Floor Area: 913	Restricted Age: 5	
	# Pets / Cats; Dogs: 6	
Unfinished Floor Area: 0	# or % Rentals: 7	
Grand Total Floor Area: 913		8

Listing Broker(s): Royal LePage Sterling Realty

Welcome to the "Heights" in North Burnaby. This 2 bedroom, 2 level Townhouse is located near Kootenay Loop, one block away from Vancouver. Public and Private schools, churches, Hastings Street, and sought after shops are all a stone's throw away. The building is being renovated so it will look much nicer in the near future. Court Ordered Sale. Property will be sold "as is, where is".

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Burnaby North, Simon Fraser Hills Residential Attached  
**9114 CENTAURUS CR, V3J 7R1** **MLS# V1115120** **Active**

No Photo Available	List Price: \$299,000	Previous Price:	
	Subdiv/Complex: CHALET COURT		
	Frontage:	Approx Yr Blt: 1982	PID: 001-940-058
	Depth/Size:		Type: Townhouse
	Lot SqFt: 0	Age at List Date: 33	Zoning: TH
	Exposure:	Bedrooms: 3	Taxes: \$1,976 (2014)
	Stories in Bldg:	Bathrooms: 2	GST/HST Incl?:
	Flood Plain: Exempt	Full Baths: 1	Tax Incl Utilities: No
	Meas. Type:	Half Baths: 1	Apprvl Reqd:
	Fixtures Lsd: N		
	Fixt Removed: N		
	View: N		

Style of Home: 2 Storey Construction: Frame - Wood Foundation: Concrete Perimeter Exterior: Wood Rain Screen: Type of Roof: Asphalt Renovations: Other Flooring: Mixed Water Supply: City/Municipal Heat/Fuel: Forced Air No. of Fireplaces: 0 Fireplace Fuel: Other Outdoor Area: Balcony(s), Patio(s)	R/I Plumbing:  Reno Year:  R/I Fireplaces:	Total Parking: Covered Parking: 1 Parking Access: Front Parking Facilities: Garage; Underground  Dist to Public Trans: NEAR Units in Development: Locker: No Possession: Title to Land: Freehold Strata Seller's Interest: Court Ordered Sale Mortgage Info: \$0  Property Disclosure: N - AS IS, WHERE IS Bylaw Restrictions: Pets Allowed w/Rest., Rentals Allowed w/Restrictions
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Maint Charge Incl: Caretaker, Gardening, Garbage Pickup, Management

Legal: PL NWS1760 LT 23 DL 6/56 LD 36 GROUP 1, 105/2928 TOGETHER WITH AN INTEREST IN THECOMMON PROPERTY  
 Amenities: In Suite Laundry  
 Features Incl:

Site Influences: Central Location, Recreation Nearby, Shopping Nearby

<u>Floor</u>	<u>Type</u>	<u>Dimensions</u>	<u>Floor</u>	<u>Type</u>	<u>Dimensions</u>	<u>Floor</u>	<u>Type</u>	<u>Dimensions</u>
Main F.	Living Room	15' X 11'						
Main F.	Dining	9' X 8'						
Main F.	Kitchen	7'6 X 7'6						
Main F.	Nook	11' X 10'						
Above	Master Bedroom	10'6 X 10'						
Above	Bedroom	11' X 9'						
Above	Bedroom	11' X 10'						

<b>Floor Area (SqFt):</b>		Total # Rooms: 7	<b>Bathrooms</b>
Finished Floor Area Main:	563	Finished Levels: 2	1 2 Piece; Ensuite: N; Level: Main F.
Finished Floor Area Up:	571	Basement Area: None	2 4 Piece; Ensuite: N; Level: Above
Finished Floor Area Down:	0		3
Finished Floor Area Bsmt:	0	Bsmt Height:	4
Total Finished Floor Area:	1,134	Restricted Age:	5
		# Pets / Cats; Dogs:	6
Unfinished Floor Area:	0	# or % Rentals:	7
Grand Total Floor Area:	1,134		8

Listing Broker(s): Sutton Grp-West Coast (Brdwy)

Lovely 3 bedroom townhome on 2 levels. Features a nice patio, includes covered parking. Near SFU, schools, shopping, public transportation.