



Presented by:  
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**Active**  
**R2502223**

Board: V  
Townhouse

**12 230 W 13TH STREET**

North Vancouver  
Central Lonsdale  
V7M 1N7

Residential Attached

**\$965,000** (LP)

(SP)



Sold Date:  
Meas. Type: **Feet**  
Depth / Size (ft.):  
Lot Area (sq.ft.): **0.00**  
Flood Plain: **No**  
Council Apprv?:  
Exposure:  
If new, GST/HST inc?: **No**  
Mgmt. Co's Name: **SELF MANAGED**  
Mgmt. Co's Phone:  
View: **No :**  
Complex / Subdiv:  
Services Connected: **Electricity, Natural Gas, Sanitary Sewer, Water**  
Sewer Type: **City/Municipal**

Frontage (feet):  
Frontage (metres):  
Bedrooms: **3**  
Bathrooms: **3**  
Full Baths: **2**  
Half Baths: **1**  
Maint. Fee: **\$450.00**

Original Price: **\$965,000**  
Approx. Year Built: **1980**  
Age: **40**  
Zoning: **CD008**  
Gross Taxes: **\$2,589.30**  
For Tax Year: **2020**  
Tax Inc. Utilities?: **No**  
P.I.D.: **005-975-930**  
Tour:

Style of Home: <b>5 Plus Level</b>	Total Parking: <b>2</b>	Covered Parking: <b>2</b>	Parking Access: <b>Front</b>
Construction: <b>Frame - Wood</b>	Parking: <b>Garage; Underground</b>		
Exterior: <b>Mixed</b>			Locker:
Foundation: <b>Concrete Perimeter</b>	Reno. Year:	Dist. to Public Transit: <b>CLOSE BY</b>	Dist. to School Bus: <b>CLOSE BY</b>
Rain Screen: <b>No</b>	R.I. Plumbing:	Units in Development: <b>29</b>	Total Units in Strata: <b>29</b>
Renovations:		Title to Land: <b>Freehold Strata</b>	
Water Supply: <b>City/Municipal</b>	Metered Water:	Property Disc.: <b>Yes</b>	
Fireplace Fuel: <b>Other</b>	R.I. Fireplaces:	Fixtures Leased: <b>No :</b>	
Fuel/Heating: <b>Electric</b>	# of Fireplaces: <b>1</b>	Fixtures Rmvd: <b>No :</b>	
Outdoor Area: <b>Balcony(s)</b>		Floor Finish: <b>Wall/Wall/Mixed</b>	
Type of Roof: <b>Asphalt</b>			

Maint Fee Inc: **Caretaker, Garbage Pickup, Gardening, Sewer, Snow removal**  
Legal: **STRATA LOT 12, PLAN VAS812, DISTRICT LOT 548, 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: **In Suite Laundry**

Site Influences: **Central Location, Recreation Nearby, Shopping Nearby**  
Features: **Clothes Washer/Dryer, Refrigerator**

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
<b>Main</b>	<b>Living Room</b>	<b>14' x 16'</b>			<b>x</b>			<b>x</b>
<b>Main</b>	<b>Kitchen</b>	<b>8' x 7'</b>			<b>x</b>			<b>x</b>
<b>Above</b>	<b>Master Bedroom</b>	<b>14' x 14'</b>			<b>x</b>			<b>x</b>
<b>Above</b>	<b>Bedroom</b>	<b>11' x 8'</b>			<b>x</b>			<b>x</b>
		<b>x</b>			<b>x</b>			<b>x</b>
<b>Above</b>	<b>Bedroom</b>	<b>10' x 5'</b>			<b>x</b>			<b>x</b>
<b>Below</b>	<b>Den</b>	<b>11' x 7'</b>			<b>x</b>			<b>x</b>
<b>Below</b>	<b>Laundry</b>	<b>11' x 7'</b>			<b>x</b>			<b>x</b>
		<b>x</b>			<b>x</b>			<b>x</b>
		<b>x</b>			<b>x</b>			<b>x</b>

Finished Floor (Main): <b>603</b>	# of Rooms: <b>7</b>	# of Kitchens: <b>1</b>	# of Levels: <b>3</b>	Bath	Floor	# of Pieces	Ensuite?	Outbuildings
Finished Floor (Above): <b>624</b>	Crawl/Bsmt. Height:			1	<b>Above</b>	<b>4</b>	<b>No</b>	Barn:
Finished Floor (Below): <b>603</b>	Restricted Age:			2	<b>Main</b>	<b>4</b>	<b>No</b>	Workshop/Shed:
Finished Floor (Basement): <b>0</b>	# of Pets:	Cats:	Dogs:	3	<b>Main</b>	<b>2</b>	<b>No</b>	Pool:
Finished Floor (Total): <b>1,830 sq. ft.</b>	# or % of Rentals Allowed:			4				Garage Sz:
	Bylaws: <b>No Restrictions</b>			5				Grg Dr Ht:
Unfinished Floor: <b>0</b>				6				
Grand Total: <b>1,830 sq. ft.</b>	Basement: <b>None</b>			7				
				8				

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

**All details to be verified when important. The comments will be updated soon.**