



Presented by:
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Active
R2387522
Board: V
House/Single Family

7415 IMPERIAL STREET

Burnaby South
Buckingham Heights
V5E 1P1

Residential Detached

\$1,950,000 (LP)
(SP)



Sold Date: Frontage (feet): **59.00** Original Price: **\$1,950,000**
Meas. Type: **Feet** Bedrooms: **7** Approx. Year Built: **2006**
Depth / Size: **135** Bathrooms: **6** Age: **13**
Lot Area (sq.ft.): **7,965.00** Full Baths: **5** Zoning: **R5**
Flood Plain: Half Baths: **1** Gross Taxes: **\$7,364.25**
Rear Yard Exp: **Northwest** For Tax Year: **2018**
Council Apprv?: Tax Inc. Utilities?: **No**
If new, GST/HST inc?: P.I.D.: **005-599-989**
Tour: **Virtual Tour URL**

View: :
Complex / Subdiv:
Services Connected: **Electricity, Natural Gas, Storm Sewer, Water**
Sewer Type: **City/Municipal**

Style of Home: **2 Storey w/Bsmt.**
Construction: **Frame - Wood**
Exterior: **Stone, Stucco**
Foundation: **Concrete Perimeter**
Rain Screen:
Renovations:
of Fireplaces: **5**
Fireplace Fuel: **Natural Gas**
Water Supply: **City/Municipal**
Fuel/Heating: **Radiant**
Outdoor Area: **Balcony(s), Sundeck(s)**
Type of Roof: **Tile - Concrete**

Reno. Year:
R.I. Plumbing: **No**
R.I. Fireplaces:

Metered Water:

Total Parking: **6** Covered Parking: **2** Parking Access: **Lane, Rear**
Parking: **DetachedGrge/Carport, Garage; Double**

Dist. to Public Transit: **2 BLKS** Dist. to School Bus: **2 BLKS**
Title to Land: **Freehold NonStrata**

Property Disc.: **No**
PAD Rental:
Fixtures Leased: **No** :
Fixtures Rmvd: :
Floor Finish: **Hardwood, Tile, Wall/Wall/Mixed**

Legal: **LOT 33, PLAN NWP14446, DISTRICT LOT 91, GROUP 1, NEW WESTMINSTER LAND DISTRICT**

Amenities:

Site Influences: **Central Location, Lane Access, Private Yard, Recreation Nearby, Shopping Nearby**

Features:

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Living Room	14'10 x 14'9	Above	Master Bedroom	14'3 x 12'			x
Main	Dining Room	13'8 x 10'	Above	Bedroom	14'9 x 12'			x
Main	Kitchen	13'8 x 12'4	Above	Bedroom	12'7 x 11'			x
Main	Family Room	11'7 x 15'8	Bsmt	Living Room	12'9 x 19'			x
Main	Eating Area	11'7 x 9'5	Bsmt	Kitchen	14'10 x 15'			x
Main	Bedroom	13'7 x 12'	Bsmt	Bedroom	13' x 10'3			x
Main	Wok Kitchen	8'3 x 5'11	Below	Bedroom	11' x 11'3			x
Main	Foyer	9'8 x 14'1	Bsmt	Bar Room	8'7 x 4'6			x
Main	Laundry	7'10 x 6'			x			x
Above	Master Bedroom	14'3 x 12'1			x			x

Finished Floor (Main):	1,578	# of Rooms:	18	Bath	Floor	# of Pieces	Ensuite?	Outbuildings
Finished Floor (Above):	1,130	# of Kitchens:	3	1	Main	2	No	Barn:
Finished Floor (Below):	0	# of Levels:	3	2	Above	5	No	Workshop/Shed:
Finished Floor (Basement):	1,144	Suite:		3	Above	3	Yes	Pool:
Finished Floor (Total):	3,852 sq. ft.	Crawl/Bsmt. Height:		4	Above	3	Yes	Garage Sz:
Unfinished Floor:	0	Beds in Basement: 1	Beds not in Basement: 6	5	Bsmt	3	No	Grg Dr Ht:
Grand Total:	3,852 sq. ft.	Basement: Crawl, Full		6	Bsmt	4	No	
				7				
				8				

Listing Broker(s): **RE/MAX Central**

Welcome to the custom built 3850 sf home in Buckingham Heights. Prime location, minutes to Metrotown, HighGate or Vancouver. Main floor features Imported American Walnut hardwood floors, living room with gorgeous white fireplace, custom kitchen w/white stone granite, wok kitchen, air conditioning, Jenn Air appliances, family room with French doors to a glass covered 20x14 cedar deck. Upstairs features a main bath with jacuzzi, master with fireplace & sundeck + 3 large bedrooms. Basement includes 2-bed basement suite + 2 baths steam shower. Other features included A/C, HRV, radiant heat, fenced yard, electric gate & double garage! Schools in vicinity include Morley Elementary, Burnaby Central Secondary, 10 mins drive to BCIT or 20 min drive to SFUniversity.



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Active
R2397539

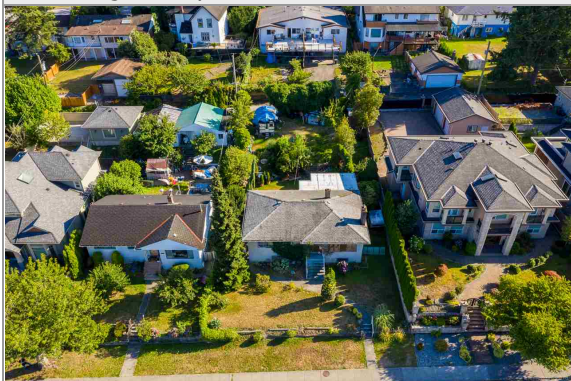
Board: V
House/Single Family

4792 BOND STREET

Burnaby South
Forest Glen BS
V5H 1H1

Residential Detached

\$1,425,000 (LP)
(SP)



Sold Date:	Frontage (feet):	66.00	Original Price: \$1,425,000
Meas. Type: Feet	Bedrooms:	4	Approx. Year Built: 1955
Depth / Size: 140	Bathrooms:	2	Age: 64
Lot Area (sq.ft.): 9,240.00	Full Baths:	1	Zoning: R4
Flood Plain:	Half Baths:	1	Gross Taxes: \$6,134.21
Rear Yard Exp: South			For Tax Year: 2018
Council Apprv?:			Tax Inc. Utilities?:
If new, GST/HST inc?:			P.I.D.: 002-599-627
			Tour:

View: **Yes: FOREST GLEN PARK**
Complex / Subdiv:
Services Connected: **Electricity, Sanitary Sewer, Water**
Sewer Type: **City/Municipal**

Style of Home: **Other**
Construction: **Frame - Wood**
Exterior: **Wood**
Foundation: **Concrete Perimeter**
Rain Screen:
Renovations:
of Fireplaces: **0**
Fireplace Fuel:
Water Supply: **City/Municipal**
Fuel/Heating: **Other**
Outdoor Area: **Patio(s) & Deck(s)**
Type of Roof: **Asphalt**

Reno. Year:
R.I. Plumbing:
R.I. Fireplaces:

Metered Water:

Total Parking: Covered Parking: Parking Access:
Parking: **Other**
Dist. to Public Transit: **NEAR** Dist. to School Bus: **NEAR**
Title to Land: **Freehold NonStrata**
Property Disc.: **Yes**
PAD Rental:
Fixtures Leased: **No** :
Fixtures Rmvd: :
Floor Finish: **Other**

Legal: **LOT 16, BLOCK 14, PLAN NWP1667, DISTRICT LOT 32, GROUP 1, NEW WESTMINSTER LAND DISTRICT**

Amenities:

Site Influences: **Cleared**
Features:

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Foyer	0' x 0'			x			x
Main	Living Room	0' x 0'			x			x
Main	Dining Room	0' x 0'			x			x
Main	Kitchen	0' x 0'			x			x
Main	Master Bedroom	0' x 0'			x			x
Main	Bedroom	0' x 0'			x			x
Main	Bedroom	0' x 0'			x			x
Below	Recreation	0' x 0'			x			x
Below	Bedroom	0' x 0'			x			x
Below	Laundry	0' x 0'			x			x

Finished Floor (Main):	1,121	# of Rooms: 10	Bath	Floor	# of Pieces	Ensuite?	Outbuildings
Finished Floor (Above):	1,087	# of Kitchens: 1	1	Main	4	No	Barn:
Finished Floor (Below):	0	# of Levels: 2	2	Below	2	No	Workshop/Shed:
Finished Floor (Basement):	0	Suite: None	3				Pool:
Finished Floor (Total):	2,208 sq. ft.	Crawl/Bsmt. Height:	4				Garage Sz:
		Beds in Basement: 0	5				Grg Dr Ht:
Unfinished Floor:	0	Basement: None	6				
Grand Total:	2,208 sq. ft.	Beds not in Basement: 4	7				
			8				

Listing Broker(s): **RE/MAX All Points Realty**

LOCATION, LOCATION, LOCATION! Extra large 66 X 140 (9,240 sq ft) lot with lane access. Fantastic views as the property is across the street from Forest Glen Park. Great opportunity to build your dream home! This property features North facing front yard and sun drenched south exposure backyard. The existing house was in a fire in 2012 and has not been lived in since. The listing agent has not been inside the house. Property is sold in "AS IS WHERE IS" condition and subject to Court approval. Do not walk on the property! All offers to be emailed by Thursday, August 22. Priced way below assessed value of \$1,778,800. For more information, please have your realtor give us a call.