



Presented by:
Nikki Cvitanovic

RE/MAX Select Realty
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Active
R2012145

Board: V
Apartment/Condo

305 1200 PACIFIC STREET

Coquitlam
North Coquitlam
V3B 6K2

Residential Attached

\$179,900 (LP)

(SP)



Sold Date:
Meas. Type: **Feet**
Depth / Size (ft.):
Lot Area (sq.ft.): **0.00**
Flood Plain: **No**
Approval Req?:
Exposure:
If new, GST/HST inc?:
Mgmt. Co's Name: **Baywest**
Mgmt. Co's Phone: **604-591-6060**
View: **:**
Complex / Subdiv: **GLENVIEW**
Services Connected: **Electricity, Sanitary Sewer, Storm Sewer, Water**

Frontage (feet):
Frontage (metres):
Bedrooms: **2**
Bathrooms: **1**
Full Baths: **1**
Half Baths: **0**
Maint. Fee: **\$275.00**

Original Price: **\$189,900**
Approx. Year Built: **1983**
Age: **32**
Zoning: **APT**
Gross Taxes: **\$1,525.58**
For Tax Year: **2015**
Tax Inc. Utilities?: **No**
P.I.D.: **010-497-196**

Style of Home: **Inside Unit, Upper Unit**
Construction: **Frame - Wood**
Exterior: **Mixed, Stucco, Wood**
Foundation: **Concrete Perimeter**
Rain Screen:
Renovations:
Water Supply: **City/Municipal**
Fireplace Fuel:
Fuel/Heating: **Electric**
Outdoor Area: **Balcony(s)**
Type of Roof: **Tar & Gravel**

Reno. Year:
R.I. Plumbing:
R.I. Fireplaces:
of Fireplaces: **0**

Total Parking: **2** Covered Parking: **2** Parking Access:
Parking: **Garage Underbuilding**
Locker:
Dist. to Public Transit:
Units in Development: **125**
Title to Land: **Freehold Strata**
Seller's Interest: **Court Ordered Sale**
Property Disc.: **No**
Fixtures Leased: **No**
Fixtures Rmvd: **No**
Floor Finish:

Maint Fee Inc: **Caretaker, Garbage Pickup, Gardening, Management, Snow removal**
Legal: **ST. LOT 37 DIST. LOT 386 GROUP 1 NEW WESTMINSTER DISTRICT STRATA PLAN NW2737 TOGETHER WITH AN INTEREST IN THE COMMON PROPERTY IN PROPORTION TO THE UNIT ENTITLEMENT OF THE STRATA LOT AS SHOWN ON FORM**
Amenities: **Elevator, Shared Laundry, Storage**

Site Influences:
Features:

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Living Room	13' x 13'			x			x
Main	Dining Room	10' x 8'			x			x
Main	Kitchen	7' x 7'			x			x
Main	Master Bedroom	12' x 11'			x			x
Main	Bedroom	12' x 10'			x			x
Main	Storage	6' x 3'			x			x
		x			x			x
		x			x			x
		x			x			x
		x			x			x

Finished Floor (Main):	968	# of Rooms: 6	# of Kitchens: 1	# of Levels: 1	Bath	Floor	# of Pieces	Ensuite?	Outbuildings
Finished Floor (Above):	0	Crawl/Bsmt. Height:			1	Main	4	Yes	Barn:
Finished Floor (Below):	0	Restricted Age:			2				Workshop/Shed:
Finished Floor (Basement):	0	# of Pets:	Cats:	Dogs:	3				Pool:
Finished Floor (Total):	968 sq. ft.	# or % of Rentals Allowed:			4				Garage Sz:
Unfinished Floor:	0	Bylaw Restrict: Pets Allowed w/Rest., Rentals			5				Door Height:
Grand Total:	968 sq. ft.	Allwd w/Restrctns			6				
		Basement: None			7				
					8				

Listing Broker(s): **RE/MAX Crest Realty**

Almost 1,000 sq. ft. unit located close to Coquitlam Centre. 2 bedroom, 1 bathroom and 2 Parking Stalls. Large 175 sq. ft. deck with loads of privacy looking onto Greenbelt. Walk-in closet and a large ensuite storage area. Rentals and pets allowed with restrictions.



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Active
R2014713

Board: V
Apartment/Condo

220 99 BEGIN STREET

Coquitlam
Maillardville
V3K 6R5

Residential Attached

\$180,000 (LP)

(SP)



Sold Date: Frontage (feet): Original Price: **\$195,000**
Meas. Type: Frontage (metres): Approx. Year Built: **1989**
Depth / Size (ft.): Bedrooms: **1** Age: **26**
Lot Area (sq.ft.): **0.00** Bathrooms: **1** Zoning: **APT**
Flood Plain: Full Baths: **1** Gross Taxes: **\$1,178.87**
Approval Req?: Half Baths: **0** For Tax Year: **2015**
Exposure: Maint. Fee: **\$237.00** Tax Inc. Utilities?: **No**
If new, GST/HST inc?: P.I.D.: **014-557-703**
Mgmt. Co's Name: **PACIFIC QUORUM**
Mgmt. Co's Phone: **604-634-3040**
View: **Yes: GREEN COURTYARD WALKWAY**
Complex / Subdiv:
Services Connected: **Electricity, Natural Gas, Sanitary Sewer, Storm Sewer, Water**

Style of Home: Upper Unit	Total Parking: Covered Parking: Parking Access:
Construction: Frame - Wood	Parking: Garage; Underground, Visitor Parking
Exterior: Mixed, Stucco	Locker:
Foundation: Concrete Perimeter	Dist. to School Bus:
Rain Screen: Full	Total Units in Strata:
Renovations:	
Water Supply: City/Municipal	Reno. Year:
Fireplace Fuel: Gas - Natural	R.I. Plumbing:
Fuel/Heating: Baseboard, Electric, Propane Gas	R.I. Fireplaces:
Outdoor Area: Balcony(s)	# of Fireplaces: 1
Type of Roof: Asphalt, Metal, Torch-On	Dist. to Public Transit:
	Units in Development: 72
	Title to Land: Freehold Strata
	Seller's Interest: Court Ordered Sale
	Property Disc.: No
	Fixtures Leased: No
	Fixtures Rmvd: :
	Floor Finish:

Maint Fee Inc: **Garbage Pickup, Gardening, Gas, Hot Water, Management, Snow removal**
Legal: **PL NWS3031 LT 45 DL 46/48 LD 36**

Amenities: **Elevator, Garden, In Suite Laundry, Storage, Wheelchair Access**

Site Influences: **Cul-de-Sac, Private Setting, Recreation Nearby, Shopping Nearby**
Features:

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Master Bedroom	13' x 12'			x			x
Main	Dining Room	9' x 7'			x			x
Main	Kitchen	8' x 7'6			x			x
Main	Walk-In Closet	7'5 x 4'			x			x
		x			x			x
		x			x			x
		x			x			x
		x			x			x
		x			x			x
		x			x			x

Finished Floor (Main): 689	# of Rooms: 4	# of Kitchens: 1	# of Levels: 1	Bath	Floor	# of Pieces	Ensuite?	Outbuildings
Finished Floor (Above): 0	Crawl/Bsmt. Height:			1	Main	4	Yes	Barn:
Finished Floor (Below): 0	Restricted Age:			2				Workshop/Shed:
Finished Floor (Basement): 0	# of Pets:	Cats: Y	Dogs: Y	3				Pool:
Finished Floor (Total): 689 sq. ft.	# or % of Rentals Allowed:			4				Garage Sz:
	Bylaw Restrict: Pets Allowed w/Rest., Rentals			5				Door Height:
Unfinished Floor: 0	Allwd w/Restrctns			6				
Grand Total: 689 sq. ft.	Basement: None			7				
				8				

Listing Broker(s): **Sutton Centre Realty**

This bright and spacious one bedroom unit is in great condition with a private courtyard exposure. Includes In-suite laundry, Private and covered balcony overlooking courtyard, great for pets and year round BBQ. Secured under building parking and storage. Updated common areas include new carpeting, lighting and painting in hallways. This is a great investment in a central location! close to transit, shopping, schools, daycare's and more!



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Active
R2012628

Board: V
Apartment/Condo

416 2468 ATKINS AVENUE

Port Coquitlam
Central Pt Coquitlam
V3C 1T9

Residential Attached

\$207,900 (LP)

(SP)



Sold Date:
Meas. Type:
Depth / Size (ft.):
Lot Area (sq.ft.): **0.00**
Flood Plain:
Approval Req?:
Exposure:
If new, GST/HST inc?:

Frontage (feet):
Frontage (metres):
Bedrooms: **2**
Bathrooms: **1**
Full Baths: **1**
Half Baths: **0**
Maint. Fee: **\$191.99**

Original Price: **\$215,000**
Approx. Year Built: **2006**
Age: **9**
Zoning: **MF**
Gross Taxes: **\$1,242.46**
For Tax Year: **2015**
Tax Inc. Utilities?: **No**
P.I.D.: **026-726-343**

Mgmt. Co's Name:
Mgmt. Co's Phone:

View: **Yes: MOUNTAINS**

Complex / Subdiv: **THE BORDEAUX**

Services Connected: **Electricity, Sanitary Sewer, Water**

Style of Home: **1 Storey, Upper Unit**
Construction: **Frame - Wood**
Exterior: **Brick, Vinyl**
Foundation: **Concrete Perimeter**
Rain Screen:
Renovations:
Water Supply: **City/Municipal**
Fireplace Fuel:
Fuel/Heating: **Baseboard, Electric**
Outdoor Area: **Balcony(s)**
Type of Roof: **Asphalt**

Reno. Year:
R.I. Plumbing:
R.I. Fireplaces:
of Fireplaces: **0**

Total Parking: **1** Covered Parking: **1** Parking Access: **Front**
Parking: **Garage; Underground**

Locker: **Y**
Dist. to School Bus:
Total Units in Strata:

Dist. to Public Transit:
Units in Development:
Title to Land: **Freehold Strata**
Seller's Interest: **Court Ordered Sale**
Property Disc.: **No**
Fixtures Leased: **No : UNKNOWN**
Fixtures Rmvd: **No : UNKNOWN**
Floor Finish: **Laminate, Wall/Wall/Mixed**

Maint Fee Inc: **Gardening, Hot Water, Management, Recreation Facility**
Legal: **SL 68 DL 174 GR 1 NWD SP BCS 1921**

Amenities: **Elevator, Guest Suite, In Suite Laundry, Recreation Center, Storage, Wheelchair Access**

Site Influences: **Central Location, Cul-de-Sac, Recreation Nearby, Shopping Nearby**
Features:

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Living Room	19' x 12'			x			x
Main	Kitchen	9' x 9'			x			x
Main	Master Bedroom	13'3 x 10'9			x			x
Main	Bedroom	9'4 x 8'4			x			x
		x			x			x
		x			x			x
		x			x			x
		x			x			x
		x			x			x
		x			x			x

Finished Floor (Main):	739	# of Rooms: 4	# of Kitchens: 1	# of Levels: 1	Bath	Floor	# of Pieces	Ensuite?	Outbuildings
Finished Floor (Above):	0	Crawl/Bsmt. Height:			1	Main	4	No	Barn:
Finished Floor (Below):	0	Restricted Age:			2				Workshop/Shed:
Finished Floor (Basement):	0	# of Pets: 2	Cats: Y	Dogs: Y	3				Pool:
Finished Floor (Total):	739 sq. ft.	# or % of Rentals Allowed: 10			4				Garage Sz:
Unfinished Floor:	0	Bylaw Restrict: Rentals Allwd w/Restrctns			5				Door Height:
Grand Total:	739 sq. ft.	Basement: None			6				
					7				
					8				

Listing Broker(s): **Valley Pacific Realty Ltd.**

Top floor spacious 1 bdrm and den, could be bdrm. Offers over 730 sqft of living space in designer paint colors. The open kitchen has chocolate brown cabinetry, dark laminate flooring, pantry, tiled backsplash, and granite countertops. The master is a great size. Also features in-suite laundry, storage locker, large window allowing lots of natural lighting and a door leading you to a cozy patio. Close to EVERYTHING!!! BUYER/BUYERS AGENT TO VERIFY ALL INFORMATION IF IMPORTANT. MEASUREMENTS APPROXIMATE. 24 HOURS NOTICE REQUIRED



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Active
R2015935

Board: V
Apartment/Condo

204 1668 GRANT AVENUE

Port Coquitlam
Glenwood PQ
V3B 1P3

Residential Attached

\$215,000 (LP)

(SP)



Sold Date:	Frontage (feet):	Original Price: \$215,000
Meas. Type:	Frontage (metres):	Approx. Year Built: 2005
Depth / Size (ft.):	Bedrooms: 1	Age: 10
Lot Area (sq.ft.): 0.00	Bathrooms: 1	Zoning: STRATA
Flood Plain:	Full Baths: 1	Gross Taxes: \$1,111.67
Approval Req?:	Half Baths: 0	For Tax Year: 2015
Exposure:	Maint. Fee: \$268.85	Tax Inc. Utilities?: No
If new, GST/HST inc?:		P.I.D.: 026-293-153
Mgmt. Co's Name: Associa		
Mgmt. Co's Phone: 604-591-6060		
View: :		
Complex / Subdiv: GLENWOOD TERRACE		
Services Connected: Electricity, Natural Gas, Storm Sewer, Water		

Style of Home: **Upper Unit**
Construction: **Frame - Wood**
Exterior: **Vinyl**
Foundation: **Concrete Perimeter**
Rain Screen:
Renovations:
Water Supply: **City/Municipal**
Fireplace Fuel: **Gas - Natural**
Fuel/Heating: **Electric**
Outdoor Area: **Balcony(s)**
Type of Roof: **Asphalt**

Reno. Year:
R.I. Plumbing:
R.I. Fireplaces:
of Fireplaces: **1**

Total Parking: **1** Covered Parking: **1** Parking Access:
Parking: **Garage; Underground**
Locker: **N**
Dist. to Public Transit: **CLOSE**
Units in Development:
Title to Land: **Freehold Strata**
Seller's Interest: **Court Ordered Sale**
Property Disc.: **No**
Fixtures Leased: **No**
Fixtures Rmvd: **No**
Floor Finish: **Laminate, Wall/Wall/Mixed**

Maint Fee Inc: **Garbage Pickup, Gardening, Management**
Legal: **PL BCS1319 LT 9 DL 466 LD 36**

Amenities: **Elevator, In Suite Laundry**

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

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Living Room	22' x 11'			x			x
Main	Kitchen	11'10 x 9'5			x			x
Main	Master Bedroom	13' x 7'8			x			x
Main	Storage	5' x 3'9			x			x
		x			x			x
		x			x			x
		x			x			x
		x			x			x
		x			x			x
		x			x			x

Finished Floor (Main): 732	# of Rooms: 4	# of Kitchens: 1	# of Levels: 1	Bath	Floor	# of Pieces	Ensuite?	Outbuildings
Finished Floor (Above): 0	Crawl/Bsmt. Height:			1	Main	4	No	Barn:
Finished Floor (Below): 0	Restricted Age:			2				Workshop/Shed:
Finished Floor (Basement): 0	# of Pets:	Cats:	Dogs:	3				Pool:
Finished Floor (Total): 732 sq. ft.	# or % of Rentals Allowed:			4				Garage Sz:
	Bylaw Restrict: Pets Allowed w/Rest., Rentals			5				Door Height:
Unfinished Floor: 0	Allwd w/Restrctns			6				
Grand Total: 732 sq. ft.	Basement: None			7				
				8				

Listing Broker(s): **Keller Williams Elite Realty**

Central location - One bedroom unit located close to park and shopping. This open floor plan unit features open kitchen to the living room. The large open living room features a gas fireplace and lots of windows. Master bedroom has a sliding door to the deck as well as a 4 piece cheater bath. Walk to all amenities. SOLD AS IS WHERE IS.



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Active
R2019645

Board: V
Apartment/Condo

2603 1178 HEFFLEY CRESCENT

Coquitlam
North Coquitlam
V3B 0A7

Residential Attached

\$355,000 (LP)

(SP)



Sold Date: Frontage (feet): Original Price: **\$355,000**
Meas. Type: Frontage (metres): Approx. Year Built: **2008**
Depth / Size (ft.): Bedrooms: **2** Age: **7**
Lot Area (sq.ft.): **0.00** Bathrooms: **2** Zoning: **APT**
Flood Plain: **No** Full Baths: **2** Gross Taxes: **\$2,154.30**
Approval Req?: **No** Half Baths: **0** For Tax Year: **2015**
Exposure: **Southwest** Maint. Fee: **\$248.94** Tax Inc. Utilities?: **No**
If new, GST/HST inc?: P.I.D.: **027-422-321**
Mgmt. Co's Name: **PEAK PROPERTY MGT**
Mgmt. Co's Phone: **604-931-8666**
View: **Yes: S/W VIEWS OF COQ**
Complex / Subdiv: **OBELISK**
Services Connected: **Electricity, Sanitary Sewer, Storm Sewer, Water**

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

Reno. Year:
R.I. Plumbing:
R.I. Fireplaces:
of Fireplaces: **1**

Total Parking: **2** Covered Parking: **2** Parking Access:
Parking: **Garage; Underground**
Locker: **N**
Dist. to Public Transit: **1**
Units in Development: **282**
Title to Land: **Freehold Strata**
Seller's Interest: **Court Ordered Sale**
Property Disc.: **Yes**
Fixtures Leased: **No**
Fixtures Rmvd: **:**
Floor Finish: **Wall/Wall/Mixed**
Dist. to School Bus: **1**
Total Units in Strata: **282**

Maint Fee Inc: **Caretaker, Hot Water, Recreation Facility**
Legal: **STRATA PL BCS2784 SL 183 DL 384A GROUP 1, TOGETHER WITH AN INTEREST**

Amenities: **Bike Room, Elevator, Exercise Centre, In Suite Laundry, Sauna/Steam Room**

Site Influences: **Central Location, Recreation Nearby, Shopping Nearby**
Features: **Drapes/Window Coverings**

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Living Room	14' x 12'			x			x
Main	Kitchen	12' x 9'			x			x
Main	Eating Area	9' x 9'			x			x
Main	Master Bedroom	14' x 11'			x			x
Main	Bedroom	11' x 10'			x			x
Main	Den	9' x 8'			x			x
		x			x			x
		x			x			x
		x			x			x
		x			x			x

Finished Floor (Main):	952	# of Rooms: 6	# of Kitchens: 1	# of Levels: 1	Bath	Floor	# of Pieces	Ensuite?	Outbuildings
Finished Floor (Above):	0	Crawl/Bsmt. Height:			1	Main	4	Yes	Barn:
Finished Floor (Below):	0	Restricted Age:			2	Main	4	No	Workshop/Shed:
Finished Floor (Basement):	0	# of Pets: 2	Cats: Y	Dogs: Y	3				Pool:
Finished Floor (Total):	952 sq. ft.	# or % of Rentals Allowed:			4				Garage Sz:
		Bylaw Restrict: Pets Allowed w/Rest., Rentals			5				Door Height:
Unfinished Floor:	0	Allowed			6				
Grand Total:	952 sq. ft.	Basement: None			7				
					8				

Listing Broker(s): **Royal LePage Sterling Realty**

Spectacular views from this South East corner suite. Open floor plan with plenty of windows. Walk to future Skytrain, Douglas College, Pinetree Secondary, LaFarge Lake and all local amenities. 2 Bedroom an Den. 2 baths. Great price.



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Active
R2007360

Board: V
Apartment/Condo

706 1190 PIPELINE ROAD

Coquitlam
North Coquitlam
V3B 7T9

Residential Attached

\$358,000 (LP)

(SP)



Sold Date: Frontage (feet): Original Price: **\$358,000**
Meas. Type: Frontage (metres): Approx. Year Built: **1995**
Depth / Size (ft.): Bedrooms: **2** Age: **20**
Lot Area (sq.ft.): **0.00** Bathrooms: **2** Zoning: **MF**
Flood Plain: Full Baths: **2** Gross Taxes: **\$2,149.01**
Approval Req?: Half Baths: **0** For Tax Year: **2015**
Exposure: Maint. Fee: **\$335.87** Tax Inc. Utilities?: **No**
If new, GST/HST inc?: P.I.D.: **018-854-591**
Mgmt. Co's Name: **Self Managed**
Mgmt. Co's Phone:
View: **Yes: MTN**
Complex / Subdiv:
Services Connected: **Community, Electricity**

Style of Home: **Corner Unit**
Construction: **Concrete**
Exterior: **Glass, Mixed**
Foundation: **Concrete Block**
Rain Screen:
Renovations:
Water Supply: **City/Municipal**
Fireplace Fuel: **Gas - Natural**
Fuel/Heating: **Baseboard**
Outdoor Area: **Balcony(s)**
Type of Roof: **Tar & Gravel**

Reno. Year:
R.I. Plumbing:
R.I. Fireplaces:
of Fireplaces: **1**

Total Parking: **1** Covered Parking: **1** Parking Access:
Parking: **Visitor Parking**
Locker: **Y**
Dist. to Public Transit:
Units in Development:
Title to Land: **Freehold Strata**
Seller's Interest: **Court Ordered Sale**
Property Disc.: **No**
Fixtures Leased: **No**
Fixtures Rmvd: **No**
Floor Finish: **Hardwood, Mixed**

Maint Fee Inc: **Caretaker, Gardening, Gas, Hot Water, Management, Snow removal**
Legal: **PL LMS1480 LT 55 LD 36 SEC 11 TWP 39**

Amenities: **None**

Site Influences:
Features:

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Living Room	13'4 x 13'			x			x
Main	Dining Room	13' x 7'			x			x
Main	Kitchen	11' x 9'6			x			x
Main	Nook	9' x 8'			x			x
Main	Master Bedroom	13'6 x 12'			x			x
Main	Walk-In Closet	5' x 5'			x			x
Main	Bedroom	11'6 x 9'			x			x
Main	Utility	5'9 x 5'9			x			x
		x			x			
		x			x			

Finished Floor (Main):	1,214	# of Rooms: 8	# of Kitchens: 1	# of Levels: 1	Bath	Floor	# of Pieces	Ensuite?	Outbuildings
Finished Floor (Above):	0	Crawl/Bsmt. Height:			1	Main	4	Yes	Barn:
Finished Floor (Below):	0	Restricted Age:			2	Main	4	No	Workshop/Shed:
Finished Floor (Basement):	0	# of Pets:	Cats:	Dogs:	3				Pool:
Finished Floor (Total):	1,214 sq. ft.	# or % of Rentals Allowed:			4				Garage Sz:
Unfinished Floor:	0	Bylaw Restrict: Pets Allowed w/Rest., Rentals			5				Door Height:
Grand Total:	1,214 sq. ft.	Allwd w/Restrctns			6				
		Basement: None			7				
					8				

Listing Broker(s): **Coldwell Banker Vantage Realty**

Coldwell Banker Vantage Realty

"The Mackenzie" quality built by BOSA. North-East Corner unit overlooking courtyard and mountains. Spacious floor plan 1214 sq ft with 2 bedrooms and 2 baths. Bright kitchen with window. Quality Hardwood flooring. Great amenities including indoor swimming pool, hot tub, fitness and party room. Minutes walk to future Evergreen Line, bus stop, schools, library, swimming pool and shopping. Parking Stall #4 (P2) & Storage Locker #92 (Locker A)



Presented by:
Nikki Cvitanovic

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Active
R2014930

Board: V
Townhouse

20 2561 RUNNEL DRIVE

Coquitlam
Eagle Ridge CQ
V3E 2S3

Residential Attached

\$445,000 (LP)

(SP)



Sold Date:
Meas. Type:
Depth / Size (ft.):
Lot Area (sq.ft.): **0.00**
Flood Plain:
Approval Req?:
Exposure:
If new, GST/HST inc?:

Frontage (feet):
Frontage (metres):
Bedrooms: **3**
Bathrooms: **3**
Full Baths: **2**
Half Baths: **1**
Maint. Fee: **\$266.04**

Original Price: **\$445,000**
Approx. Year Built: **1991**
Age: **24**
Zoning: **T/H**
Gross Taxes: **\$2,456.47**
For Tax Year: **2015**
Tax Inc. Utilities?:
P.I.D.: **017-129-036**

Mgmt. Co's Name: **Baywest**

Mgmt. Co's Phone:

View: :

Complex / Subdiv:

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

Style of Home: **2 Storey**
Construction: **Frame - Wood**
Exterior: **Vinyl, Wood**
Foundation: **Concrete Perimeter**
Rain Screen:
Renovations:
Water Supply: **City/Municipal**
Fireplace Fuel: **Gas - Natural**
Fuel/Heating: **Forced Air, Natural Gas**
Outdoor Area: **Balcony(s), Fenced Yard, Patio(s)**
Type of Roof: **Asphalt**

Reno. Year:
R.I. Plumbing:
R.I. Fireplaces:
of Fireplaces: **1**

Total Parking: **2** Covered Parking: **1** Parking Access: **Front**
Parking: **Garage; Single**
Locker: **N**
Dist. to Public Transit:
Units in Development:
Title to Land: **Freehold Strata**
Seller's Interest: **Court Ordered Sale**
Property Disc.: **No**
Fixtures Leased: **No**
Fixtures Rmvd: **No**
Floor Finish: **Other**

Maint Fee Inc: **Other**
Legal: **SP NWS3442 SL 20 DL 238 GR 1 NWD**

Amenities: **In Suite Laundry**

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

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Living Room	15'0 x 14'0			x			x
Main	Dining Room	12'0 x 9'0			x			x
Main	Kitchen	11'0 x 9'0			x			x
Main	Nook	9'0 x 6'0			x			x
Main	Utility	6'0 x 6'0			x			x
Above	Master Bedroom	16'0 x 13'0			x			x
Above	Bedroom	13'0 x 11'0			x			x
Above	Bedroom	13'0 x 11'0			x			x
		x			x			
		x			x			

Finished Floor (Main):	860	# of Rooms: 8	# of Kitchens: 1	# of Levels: 2	Bath	Floor	# of Pieces	Ensuite?	Outbuildings
Finished Floor (Above):	840	Crawl/Bsmt. Height:			1	Main	2	No	Barn:
Finished Floor (Below):	0	Restricted Age:			2	Above	4	Yes	Workshop/Shed:
Finished Floor (Basement):	0	# of Pets:	Cats:	Dogs:	3	Above	4	No	Pool:
Finished Floor (Total):	1,700 sq. ft.	# or % of Rentals Allowed:			4				Garage Sz:
Unfinished Floor:	0	Bylaw Restrict: Pets Allowed w/Rest., Rentals			5				Door Height:
Grand Total:	1,700 sq. ft.	Allwd w/Restrctns			6				
		Basement: None			7				
					8				

Listing Broker(s): **Royal Pacific Tri-Cities Rlty**

Best Location in Eagle Ridge. Very spacious 3 bedroom, 3 bathroom Townhouse. Master bedroom with 4 piece ensuite. Convenient location . Close to everything: school, transportation, shopping centre & recreation. Private fenced backyard & good size patio area back onto green space which is perfect for BBQ. Must see.