		Nikki RE/M Phon WW	resented by: Cvitanov AX Select Realty e: 778-926-6464 ww.nikkicvit.ca kic@remax.net	vic			s	REFINER elect Realty
Active		5680 G		E			Resi	dential Detached
R2327992 Board: V		L	Ladner Iawthorne					\$999,980 (LP)
louse/Single Family		I	V4K 2A9					(SP) M
		Flood Plain: Rear Yard Ex Council Appr If new, GST/ View: Complex / Su	ft.): 4,894.24 rp: v?: HST inc?: :	Frontage Bedroom Bathroor Full Bath Half Bath	ns: ns: is: ns:	45.00 4 2 2 0	Approx. Age: Zoning: Gross Ta For Tax Tax Inc. P.I.D.: 0 Tour: V	Year: 2018 Utilities?: No 05-579-538 irtual Tour URL
yle of Home: 2 Storey postruction: Frame - Woo stucco, Viny Concrete Pe ain Screen: of Fireplaces: 1 replace Fuel: Wood fater Supply: City/Municij Jul/Heating: Baseboard utdoor Area: Balcny(s) Pa ype of Roof: Asphalt egal: PL NWP5734	rimeter Reno. Ye R.I. Plun R.I. Fire pal	nbing: places:	Total Parking: 4 Parking: Garage Dist. to Public Tra Title to Land: F Property Disc.: 1 PAD Rental: Fixtures Leased: I Fixtures Rmvd: I Floor Finish:	ansit: Freehold No Yes No :	2	-) Access:	s:
menities: ite Influences: Golf Course	Nearby, Marina Nearby, yr/Frdg/Stve/DW	Recreation Nearby	, Shopping Nearby					
Floor Type Main Living Room Main Kitchen Main Dining Room Main Master Bedro Main Bedroom Below Bedroom Below Kitchen Below Bedroom Below Foyer		Floor Type	: I	Dimensions X X X X X X X X X X X X X X	Floor	Ту	/pe	Dimensions x x x x x x x x x x x
inished Floor (Main): inished Floor (Above): inished Floor (Below):	1,131 # of Room 0 # of Kitche 1,237 # of Levels	ns: 2		Bath 1 2 3 4	Floor Main Below	# of Pieces 5 3	Ensuite? No No	Outbuildings Barn: Workshop/Shed: Pool: Garage Sz:

Highly updated 2 level home on Ladner's highly desirable Grove Avenue! This 4 bedroom residence features beautiful renovations including new flooring, newer kitchens, gorgeous bathrooms, large sundeck, hot tub, heated shed, concrete driveway and a lower level 1 bedroom suite with a newer, high-end kitchen, new flooring, windows and more! Open concept living up and down and separate laundry on both levels. Great mortgage helper! Excellent location walking distance to schools, parks, transit, Ladner Village, Ladner Leisure Centre and many local amenities. Sunny, south facing backyard perfect for entertaining, kids and pets. Single car garage and bonus RV/boat parking.

		Nikki RE/MA) Phone: WWW	sented by: Cvitanov (Select Realty 778-926-6464 v.nikkicvit.ca @remax.net	ic			s	elect ^V Realty
Active R2324919			B STREET				Resid	dential Detached
Board: V House/Single Family		Bound	lary Beach 14L 1M9					\$999,900 (LP) (SP) <mark>№</mark>
		Sold Date: Meas. Type: Depth / Size: Lot Area (sq.ft. Flood Plain: Rear Yard Exp: Council Apprv? If new, GST/HS View: Complex / Subo Services Conne	: 5T inc?: :		s: ns: s: is:	50.00 3 1 1 0	Approx. Age: Zoning: Gross Ta For Tax Tax Inc. P.I.D.: 0: Tour: Vi	Year: 2018 Utilities?: No 11-522-933 irtual Tour URL
tyle of Home: Rancher/Bun onstruction: Frame - Wood vinyl bundation: Concrete Slat ain Screen: enovations: of Fireplaces: 1 replace Fuel: Natural Gas vater Supply: City/Municipa uel/Heating: Forced Air, Na utdoor Area: Patio(s) ype of Roof: Torch-On egal: PL NWP2616 menities:	Reno. Y R.I. Plu R.I. Fire	mbing: eplaces:	Total Parking: 4 Parking: Carpor Dist. to Public Tra Title to Land: F Property Disc.: Y PAD Rental: Fixtures Leased: N Fixtures Rmvd: N Floor Finish:	nsit: ireehold Nor 'es lo :	2		g Access:	5:
ite Influences: eatures: ClthWsh/Dry	/Frdg/Stve/DW							
Floor Type Main Living Room Main Kitchen Main Dining Room Main Master Bedroom Main Bedroom Main Bedroom Main Laundry Main Storage	9'8 x 9'11 10'7 x 13'1 9'8 x 5'4 4'2 x 4'8 x	Floor Type		Dimensions x x x x x x x x x x x x x	Floor	Ţ	уре	Dimensions X X X X X X X X X
inished Floor (Above): inished Floor (Below): inished Floor (Basement): inished Floor (Total): Jnfinished Floor:	x 1,217 0 0 1,217 sq. ft. 0 1,217 sq. ft. 0 1,217 sq. ft. 1,217 sq. ft.	ens: 1 ls: 1 nt. Height: asement: 0 Beds no	ot in Basement: 3	x Bath 1 2 3 4 5 6 7	Floor # Main	f of Pieces 4	Ensuite? No	Outbuildings Barn: Workshop/Shed: Pool: Garage Sz: Door Height:

What a find! Boundary Bay rancher with updates, facing west and backing onto the protected greenbelt! This 3 bed, 1 bath home with renovations is perfect for anyone looking to move to Tsawwassen's beachfront neighbourhood. Just 3 blocks to the sand and seashore, enjoy the beach lifestyle at an affordable price! The home features updates such as newer floors as well as paint. Call today to book a private viewing!

				Nikki RE/MA Phone: www	sented by: Cvitano X Select Realty 778-926-6464 v.nikkicvit.ca c@remax.net	vic			s	elect ^V Realty
Active R2297007 Board: V House/Single	Family			Ladner	BB STREET	-			Resi	dential Detached \$999,888 (LP) (SP) M
				Sold Date: Meas. Type: Depth / Size: Lot Area (sq.ft Flood Plain: Rear Yard Exp Council Apprv3 If new, GST/H View: Complex / Sub	Feet 113.55 .): 8,269.80 : : ST inc?: No :	Frontage Bedroom Bathroor Full Bath Half Bath	ns: ns: is: is:	72.60 3 2 2 0	Approx. Age: Zoning: Gross Ta For Tax Tax Inc. P.I.D.: 0 Tour:	Year: 2017 Utilities?: No 10-080-830
Water Supply: Fuel/Heating: Outdoor Area: Type of Roof:	Frame - Wood Stucco, Vinyl Concrete Perim 2 Natural Gas, W City/Municipal Forced Air, Nat Fenced Yard, Pa Asphalt	ood ural Gas atio(s) & D	.,	mbing:	Total Parking: G Parking: Gara Dist. to Public T Title to Land: Property Disc.: PAD Rental: Fixtures Leased Fixtures Rmvd: Floor Finish:	ge; Single Fransit: Freehold No No I: No :	nStrata	Dist. to	g Access: F School Bu	5:
egal: Amenities: Site Influences Features:	PL 15197 LT 1	n, Golf Cou	rse Nearb	y, Private Yard, Recro	eation Nearby,	Shopping Nea	arby			
Floor Main Main Below Below Below Below Above Above Above	Type Living Room Kitchen Dining Room Recreation Laundry Foyer Master Bedroom Bedroom Bedroom	21'1) 14'3) 9'2) 22'3) 9'1 9'11) 13'6) 12'10) 11'6)	< 8'4 < 14' < 5'11 < 6'7 < 12'11 < 10'1	Floor Type		Dimensions x x x x x x x x x x x x x	Floor	Ту	/pe	Dimensions X X X X X X X X
Finished Floor Finished Floor Finished Floor Finished Floor Finished Floor Unfinished Floo Grand Total:	(Above): (Below): (Basement): (Total): 1, pr:	535 654 641 830 sq. ft. 0 830 sq. ft.	# of Roon # of Kitch # of Level Suite: Nor Crawl/Bsn Beds in Ba	ens: 1 Is: 3 ne, Unauthorized Suit nt. Height:	e ot in Basement:3	Bath 1 2 3 4	Floor Above Below	# of Pieces 4 3	Ensuite? No No	Outbuildings Barn: Workshop/Shed: Pool: Garage Sz: Door Height:
isting Broker(s): Coldwell Bank	ker Univers	e Realty			Coldwell Ban	ker Univ	erse Realty	/	
beds. Works crawl space. boat or RV. I	hop and separate New roof. Spacio nvestor/Builder	e garden sh ous main flo alert! Poter	ed with vo por with h ntial for su	ed on a huge 8269. so eranda both connecte lardwood floors & gas ubdivision into 3- RS7 huge lot and build in t	ed to power. Los fireplace. Larg / lots 48x114 ea	ads of storage Je rec room de ach by combi	e under : ownstaii ning wit	sundeck in rs for enter	addition t taining. T	o the gigantic 20' x 2 ons of parking for you

			Nikki RE/MAX Phone: WWW	Sented by: Cvitano K Select Realty 778-926-6464 Minikkicvit.ca C@remax.net	vic			s	REFINE elect Realty
Active R2297037 Board: V House/Single Family			L Ladner	8B STREET .adner Elementary 4K 2S1				Resi	dential Detached \$999,888 (LP) (SP) M
			Sold Date: Meas. Type: Depth / Size: Lot Area (sq.ft Flood Plain: Rear Yard Exp: Council Apprv? If new, GST/H View: Complex / Sub	Feet 112.82 .): 8,218.25 No : : ST inc?: No :	Frontage Bedroom Bathroor Full Bath Half Bath	ns: ns: is: ns:	72.60 2 1 1 0	Approx. Age: Zoning: Gross Ta For Tax Tax Inc. P.I.D.: 0 Tour:	Year: 2017 Utilities?: No 10-080-848
ain Screen: enovations: of Fireplaces: 1 ireplace Fuel: Wood /ater Supply: City/Mu uel/Heating: Electric, /utdoor Area: Fenced Y ype of Roof: Asphalt	Wood e Perimeter nicipal Forced Air, Natur Yard			Total Parking: 3 Parking: Carpo Dist. to Public T Title to Land: Property Disc.: PAD Rental: Fixtures Leased Fixtures Rmvd: Floor Finish:	ort; Single ⁱ ransit: Freehold No No : No :	nStrata	Dist. to	g Access: F	
menities: In Suite	Washer/Dryer, Re Dime om 21' 14' edroom 15' 12'6 9'	Irse Nearby, Priversions Floor x 13'8 x 10' x 13'8 x 11' x 13'8 x 11' x 7'6 x x x		eation Nearby, S	Dimensions X X X X X X X X X X X X X	Floor	- Ту	/pe	Dimensions x x x x x x x x x x x x x
inished Floor (Main):	1,044 0 0	x # of Rooms:5 # of Kitchens: 1 # of Levels: 1 Suite: Unauthor			x Bath 1 2 3 4	Floor Main	# of Pieces 3	Ensuite? No	Outbuildings Barn: Workshop/Shed: Pool: Garage Sz:
inished Floor (Above): inished Floor (Below): inished Floor (Basement) inished Floor (Total): nfinished Floor: rand Total:):0 1,044 sq. ft. 0 1,044 sq. ft.	Beds in Basemer Basement: None	nt: 0 Beds no	ot in Basement: 2	5 6 7 8				Door Height:

Beautiful 2 bedroom rancher with a large corner 8218 sq.ft lot in West Ladner. The spacious backyard is fully fenced and is west facing. Other highlights include updated windows/furnace and original hardwood floors which are in very good condition. centrally located so you can easily walk to the town center or neighboring schools. Investor/Builder alert! Potential for subdivision into 3- RS7 lots 48x114 each by combining with next door 4611 48B St property MLS#2297007. Buy together with 4611 or enjoy huge corner lot and build in the future. Great holding property. Other option available to build on 4605 side(52x114) now and hold the other side 4611 for future potential two lots(46x114). Plans are ready to build please call to discuss.

			Nikki RE/MA Phone: www	sented by: Cvitanov X Select Realty 778-926-6464 v.nikkicvit.ca c@remax.net	ic			s	REALER elect Realty
Active R2311739 Board: V House/Single	e Family		Tsa Cl	FOX LANE awwassen iff Drive 4M 0A8				Resi	dential Detached \$999,000 (LP) (SP) M
			Sold Date: Meas. Type: Depth / Size: Lot Area (sq.ft Flood Plain: Rear Yard Exp Council Apprv3 If new, GST/H View: Complex / Sub Services Conne	: ?: ST inc?: :	Frontage Bedroom Bathroor Full Bath Half Bath	ns: ns: is:	50.00 3 3 2 1	Approx. Age: Zoning: Gross Ta For Tax Tax Inc.	+-,
/ater Supply: uel/Heating:	Frame - Wood Mixed Concrete Slab S: 1 : Natural Gas City/Municipal Forced Air Balcny(s) Patio(s) Do Asphalt PL EPP35369 LT 33 D	<i>、 "</i>	mbing: eplaces: ard	Total Parking: 4 Parking: Garage ; Dist. to Public Trai Title to Land: L Property Disc.: Y PAD Rental: Fixtures Leased: N Fixtures Rmvd: Floor Finish:	nsit: easehold p es	-	Dist. to) Access:	5:
ILE IIIIUEIILE	ClthWsh/Dryr/Frdg/	Stve/DW, Drap	Floor Type		pener Dimensions	Floor	Ту	rpe	Dimensions
eatures: Floor Main Main Main Main Main Naove Nbove Nbove	Living Room Dining Room Kitchen Den Foyer Master Bedroom Bedroom Bedroom Loft	13' x 12' 12' x 10' 11' x 11' 10' x 9' 8' x 5' 14' x 13' 12' x 10' 11' x 10' 10' x 7' x			X X X X X X X X X X X X X				x x x x x x x x x x

No non-residence Tax!!! This quiet bright shingle house offers 3 lovely bedroom + den. Owner well maintained the house, it is just like brand new. 18' high ceiling, and south facing backyard gives the house very bright living area. Shopping center within walking distance. Open House on Oct 20(Sat.) 2-4 PM

			Nikki RE/M/ Phone ww	esented by: Cvitanovi AX Select Realty e: 778-926-6464 w.nikkicvit.ca ic@remax.net	с			s	REFINEX elect ^Y Realty
Active R2320677 Board: V House/Single	Family		Ts Tsawv	ADOTA DRIVE awwassen vassen Central v4M 1X4				Resi	dential Detached \$999,000 (LP) (SP) M
			Sold Date: Meas. Type: Depth / Size: Lot Area (sq.1 Flood Plain: Rear Yard Ex Council Appry If new, GST/I View: Complex / Su	Feet 125 ft.): 8,750.00 p: Northwest ?: HST inc?: :	Frontage Bedroom Bathroor Full Bath Half Bath	ns: ns: s: ns:	70.00 5 2 2 0	Approx. Age: Zoning: Gross Ta For Tax Tax Inc. P.I.D.: 0 Tour:	Year: 2018 Utilities?: No 10-494-545
Vater Supply: uel/Heating: Dutdoor Area: ype of Roof: egal: menities:	Frame - Wood Stucco, Wood Concrete Perimete : 2 Natural Gas City/Municipal Forced Air Fenced Yard, Patio Asphalt PL NWP19476 LT	Reno. R.I. P R.I. F D(s) & Deck(s) 115 LD 36 SEC 1	Year: umbing: replaces: 0 TWP 5. Recreation Nearby, Si		sit: 1 BLK eehold No s	., Carpor	t; Single, Ö) Access: F Dpen	
Floor Below Below Below Below Below Main	ClthWsh/Dryr/Frd Type Family Room Kitchen Bedroom Bedroom Living Room Dining Room Master Bedroom Bedroom Bedroom Bedroom	Dimensions 22'6 x 12'6 10' x 8' 11' x 9' 12' x 11' 22' x 14'11 11' x 11'4 14' x 12'6 12'6 x 9'6 12'2 x 10'6	Floor Type		mensions X X X X X X X X X X	Floor	Ту	rpe	Dimensions X X X X X X X X X X
inished Floor inished Floor inished Floor inished Floor inished Floor Infinished Floor Grand Total:	(Above): 1,02! (Basement): (Total): 2,300	0# of Kita5# of Lev0Suite: N0 sq. ft.Crawl/BaBeds in	chens: 1 rels: 2 one smt. Height:	not in Basement: 5	x Bath 1 2 3 4 5 6 7 8	Floor Below Main	# of Pieces 4 4	Ensuite? No No	Outbuildings Barn: Workshop/Shed: Pool: Garage Sz: Door Height:

Affordable and Great investment opportunity! Located on a quiet street. Large lot 8751 sq. ft. kit (70 x 125) in Tsawwassen Central. The additional upgrade includes newer bathrooms, new electrical wiring throughout with 200 amp service, new windows, newer furnace, upgraded plumbing, newer metal rood and new paint throughout. 3 bdrms main flr. Downstairs family room, kitchen & 2 bdrms (can be legal suite). Just 5-10 mins drive to recreation centre, Town centre mall, retails/services & restaurants, Tsawwassen Mills, golf club, Cliff Drive Elem., South Park Elem., South Delta Sec., French pre-school & park. Perfect for a growing family or for building new dream home.

		Nikki RE/MAX Phone: WWW	sented by: Cvitanovi (Select Realty 778-926-6464 .nikkicvit.ca @remax.net	С			S	REMAR elect ^V Realty
Active 2327958			0 AVENUE				Resid	dential Detached
Board: V		Tsawwa	wwassen Issen Central					\$999,000 (LP) (SP)
louse/Single Family		8P	IM 1X7					
		Sold Date: Meas. Type: Depth / Size: Lot Area (sq.ft. Flood Plain: Rear Yard Exp: Council Apprv? If new, GST/HS View: Complex / Subo	: 6T inc?: : div:	Frontage Bedrooms Bathroom Full Baths Half Bath	5: 15: 5: 5:	73.00 3 3 2 1	Approx. Age: Zoning: Gross Ta For Tax M Tax Inc. P.I.D.: 0 Tour:	Year: 2018 Utilities?: No 04-339-428
		Services Conne	cted: Electricity,	Natural G	Gas, Sani	tary Sev	ver, Storn	n Sewer, Water
yle of Home: 2 Storey onstruction: Brick, Frame - V kterior: Stucco oundation: Concrete Perime			Total Parking: Parking: Carport; Dist. to Public Tran		arking:) Access:	5:
ain Screen: enovations: Partly of Fireplaces: 2 replace Fuel: Wood /ater Supply: City/Municipal uel/Heating: Forced Air utdoor Area: Balcony(s), Feno ype of Roof: Asphalt	Reno. Year: R.I. Plumbing R.I. Fireplace		Title to Land: Fro Property Disc.: Ye PAD Rental: Fixtures Leased: No Fixtures Rmvd: Floor Finish:	es	istrata			
egal: PL NWP20641 L	LT 131 LD 36 SEC 10 TWP	5.						
nenities: te Influences: eatures:								
Floor Type Main Living Room Main Dining Room		<i>/</i> 1		mensions L1 x 8'3 x x x x x x	Floor	Ту	/pe	Dimension X X X X X X
Main Kitchen Main Master Bedroom Main Bedroom Main Bedroom Below Laundry Below Den Below Foyer Below Family Room	10'10 x 10'8 10'8 x 10' 7'3 x 4'11 11'6 x 10'7 11'4 x 7'11 19'8 x 13'2			x x x x x x				x x

Tsawwassen central area large 9203 SF lot (73 x 120) with southern exposed rear yard.Solid 2-level basement home partial renovated on 2017 includes: new painting, new laminate floor, new lights, new plumbing etc. one suite below with separate entrance. Walking distance to South Delta Secondary, and English bluff Elementary, walking distance to transit, town center. 3 mins drive to Tsawwassen Mills, Walmart, shopping center. great investment opportunity for hold or build!OPEN HOUSE: DEC 16 SUN 2-4 PM

		Nikki RE/MA Phone: WWW	sented by: Cvitanovi X Select Realty 778-926-6464 v.nikkicvit.ca c@remax.net	С			s	REMEX elect ^Y Realty
Active R2296636 Board: V		Tsa Cl	WAN ROAD awwassen iff Drive				Resid	dential Detached \$998,900 (LP) (SP) M
House/Single Family		Sold Date: Meas. Type: Depth / Size: Lot Area (sq.ft Flood Plain: Rear Yard Exp Council Apprv If new, GST/H View: Complex / Sub	: ?: ST inc?: Yes: OCEA	SEN SHO y, Electri	ns: ms: ns: hs: PRES	48.56 3 2 1	Approx. Age: Zoning: Gross Ta For Tax Tax Inc. P.I.D.: 02 Tour: Vi	Price: \$1,019,000 Year Built: 2014 4 SF2 xes: \$2,604.00 Year: 2017 Utilities?: No 29-235-537 Irtual Tour URL
tyle of Home: 2 Storey onstruction: Frame - Wood xterior: Mixed, Stone oundation: Concrete Perime ain Screen: enovations: of Fireplaces: 1 ireplace Fuel: Natural Gas /ater Supply: City/Municipal uel/Heating: Forced Air Putdoor Area: Patio(s) ype of Roof: Asphalt	Reno. Ye R.I. Plum R.I. Firep	bing: laces:	Total Parking: 4 Parking: Garage ; Dist. to Public Tran: Title to Land: Le Property Disc.: Ye PAD Rental: Fixtures Leased: No Fixtures Rmvd: No Floor Finish:	Double sit: asehold p s :	Parking: 2 p repaid-N	Dist. to) Access:	5:
egal: PL EPP35369 LT menities: te Influences: Central Location, eatures: ClthWsh/Dryr/Fr	dg/Stve/DW	, Marina Nearby, Re	creation Nearby, R	ural Setti		ping Neart	ру	
Floor Type Main Living Room Main Dining Room Main Kitchen Main Master Bedroom Main Den Above Bedroom Above Bedroom Above Storage Main Forge	12'13 x 15'6 10'5 x 12'2 12'6 x 10'5 14' x 11'22 9'11 x 5'7 9'11 x 9'3 12'1 x 10'8 11'7 x 10' 13'5 x 5'10	Floor Type	Di	mensions X X X X X X X X X X X X	Floor	Ту	rpe	Dimensions X X X X X X X X X
inished Floor (Below): inished Floor (Basement): inished Floor (Total): Infinished Floor:	77# of Kitche0# of Levels0Suite: None09 sq. ft.Crawl/BsmtBeds in BasBasement:	ns: 1 : 2 e . Height: :ement: 0 Beds n	ot in Basement: 3	x Bath 1 2 3 4 5 6 7	Floor Main Main Above	# of Pieces 5 2 4	Ensuite? Yes No No	Outbuildings Barn: Workshop/Shed: Pool: Garage Sz: Door Height:
irand Total: 1,8 0	09 sq. ft.			8				

Stunning, 2014-built executive home in the exciting new community of Tsawwassen Shores! This is the perfect choice for those looking for a newer residence with luxurious finishings. Features incl an open concept plan w 3 beds plus den, 3 baths, 1,720 sqft, & a large, beautifully appointed master bedroom on the main floor. Bonus upgrades incl Air conditioning, LED lighting throughout, custom closet organizers, vaulted ceilings, crown mouldings, built-in vacuum, sec sys, double sided fireplace, quartz counters, SS appl package with induction stove, hardiplank siding and extended concrete patio. Quiet location perfect for all ages and just steps to Tsawwassen's new world class shopping mall. Balance of new home warranty. Rare opportunity to buy a newer detached home at a great price!

			Nikki C RE/MAX S Phone: 7 www.r	nted by: Vitanovi Gelect Realty 78-926-6464 ikkicvit.ca iremax.net	с			S	REMAX elect ^V Realty
Active R2326206 Board: V House/Single Far	mily	20	Tsawy Bounda	IAL PARKW wassen ry Beach 1K6	ΑΥ			Resid	dential Detached \$998,800 (LP) (SP) M
		M L F F R C I I I V C	iold Date: Meas. Type: Depth / Size: ot Area (sq.ft.): Hood Plain: Rear Yard Exp: Council Apprv?: f new, GST/HST /iew: icomplex / Subdiv ervices Connect	inc?: :	Frontage Bedrooms Bathroom Full Baths Half Baths	s: s: s:	33.00 2 1 1 0	Approx. Age: Zoning: Gross Ta For Tax A Tax Inc. P.I.D.: 0 : Tour: V i	+
xterior: W oundation: Co ain Screen: enovations: of Fireplaces: O ireplace Fuel: /ater Supply: Ci uel/Heating: O uutdoor Area: Pa ype of Roof: As	rame - Wood /ood oncrete Perimeter ity/Municipal ther	Reno. Year: R.I. Plumbing: R.I. Fireplaces: DLD 36. GROUP 2.	F 7 7 8 8 8 8 8 8 8 8 8 8 8 8 8 8 8 8 8	otal Parking: 4 arking: Open Dist. to Public Trans Title to Land: Fre Property Disc.: Ye AD Rental: Tixtures Leased: No Toor Finish:	eehold Non s ;	-	-) Access:	5:
Floor Typ Main Liv Main Kit Main Dir Main Ma	ing Room 11' chen 9'7 ning Room 19' ster Bedroom 11'2	ensions Floor x 11' x 10' x 8'7	Туре	Dir	nensions X X X X X X X X X X X X	Floor	Ту	rpe	Dimensions x x x x x x x x x x x x
inished Floor (Ma inished Floor (Ab inished Floor (Bel inished Floor (Bas inished Floor (Tot	ove): 0 low): 0 sement): 0	# of Rooms: 5 # of Kitchens: 1 # of Levels: 1 Suite:		in Basement: 2	Bath	Floor # Main	f of Pieces 3	Ensuite? No	Outbuildings Barn: Workshop/Shed: Pool: Garage Sz: Door Height:

beach homes, this is the perfect spot to build your dream residence! Unbeatable location with two road frontages allows you to have more options for house/yard directional exposure. Current house is livable but sold "as-is".

			Ni	Presented by: kki Cvitan RE/MAX Select Realt Phone: 778-926-646 www.nikkicvit.ca nikkic@remax.net	/			s	REMAX elect Realty
Active R2328522 Board: V House/Single	Family		5(579 47A AVENU Ladner Delta Manor V4K 4B5	IE			Resi	dential Detached \$998,800 (LP) (SP) M
			Flood I Rear Y Counci If new, View: Comple	Type: Feet / Size: 100 ea (sq.ft.): 3,211.00 Plain: ard Exp: I Apprv?: . GST/HST inc?: : ex / Subdiv: s Connected: Comm	Bedroo Bathroc Full Bat Half Ba	oms: hs: ths:	32.00 4 3 2 1	Approx. Age: Zoning: Gross Ta For Tax Tax Inc. P.I.D.: 0 Tour: V	Year: 2018 Utilities?: No 23-768-011 irtual Tour URL
Vater Supply: uel/Heating: Outdoor Area: ype of Roof: egal: menities: ite Influences	Frame - Wood Other Concrete Slab 2 Natural Gas City/Municipal Electric, Radiant Patio(s) Asphalt PL LMS2812 LT 1 D ENTITLEMENT OF None 2 Central Location, O	R.I. Fir DL 116 LD 36. GR THE STRATA LOT Golf Course Nearl	umbing: eplaces: OUP 2, TOGET AS SHOWN O	Property Disc PAD Rental: Fixtures Leas Fixtures Rmv Floor Finish:	age; Single Transit: Freehold S : Yes ed: No : 1: : EST IN THE C PPROPRIATE.	OMMON F	Dist. to	g Access: o School Bu IN PROPC	s: DRTION TO THE UNIT
Main Main Main Main Main	ClthWsh/Dryr/Frd Type Foyer Kitchen Dining Room Family Room Laundry Living Room Master Bedroom Walk-In Closet Bedroom Bedroom	Dimensions 7'0 x 6'0 12'11 x 9'2 11'11 x 7'8 11'11 x 13'6 7'4 x 5'2 12'0 x 21'0 12'1 x 13'8 7'7 x 7'0 12'3 x 9'7 12'3 x 9'1	Floor Above Above	Туре Bedroom Walk-In Closet	Dimensions 8'5 x 9'2 5'0 x 3'11 x x x x x x x x x x x x x x x x	Floor	Τι	уре	Dimensions X X X X X X X X X X
inished Floor inished Floor inished Floor inished Floor inished Floor	(Main): 939 (Above): 955 (Below): 0 (Basement): 0 (Total): 1,894	 # of Roo # of Kitcl # of Leve Suite: Grawl/Bsi Beds in B 	nens: 1	Beds not in Basement	Bath 1 2 3 4	Floor Main Above Above	# of Pieces 2 4 4	Ensuite? No No Yes	Outbuildings Barn: Workshop/Shed: Pool: Garage Sz: Door Height:

The perfect home for the holidays! This family residence features nearly 2,000 sq.ft with 4 bedrooms upstairs. Highly updated, nearly everything has been done including hardwood floors, new kitchen w/ stone counters, new backsplash, & newer appliances, upgraded bathrooms, crown mouldings, newer W & D, and much more. Other highlights include an easy maintenance west-facing rear yard w inviting patio, radiant in-floor heating on the main level, large bedrooms incl master w/ensuite & walk-in closet, huge linen closet, easy access to transit and recreation and a detached single garage plus extra parking space for a 2nd vehicle. Lots of street parking available right in front of the house too. Rarely available boutique collection of custom, Georgie Award winning homes.

Active					Nikki (RE/MAX Phone: www nikkic	ented by: Cvitano Select Realty 778-926-6464 .nikkicvit.ca @remax.net		2				REMA Gelect ^V Re	-
R2324583 Board: V House/Single	Family				L Hav	REEN PLAC adner wthorne IK 4M8	Έ				Kes	idential De \$998,00	
				F F C I V C	Sold Date: Aeas. Type: Depth / Size: Lot Area (sq.ft. Flood Plain: Rear Yard Exp: Council Apprv? f new, GST/HS Arew: Complex / Subo	Feet 85): 5,000.00 South :: T inc?:		Frontage Bedroon Bathroon Full Bath Half Bath	ns: ms: ns: hs:	51.00 4 3 1	Approx. Age: Zoning: Gross Ta For Tax Tax Inc. P.I.D.: 0 Tour:	Year: Utilities?: 07-068-!	: 1989 29 RS6 \$3,486.22 2017 No
/ater Supply: uel/Heating: uutdoor Area: ype of Roof: egal: menities: ite Influences	Frame - Wood Wood Concrete Perin Completely 1 Natural Gas City/Municipa Forced Air Patio(s) Tile - Concrete PL NWP74073	meter <u>-</u> LT 6 DL 116	5 LD 36. G	mbing: eplaces: GROUP 2.		Total Parking: Parking: Carp Dist. to Public ⁻ Title to Land: Property Disc.: PAD Rental: Fixtures Leased Fixtures Rmvd: Floor Finish:	ort & Transi Free No	Garage t: ehold No : :			g Access: F		
eatures: Floor Main Main Main Main Main Main Main Above Above	Air Conditionin Type Living Room Dining Room Kitchen Family Room Eating Area Hobby Room Laundry Master Bedroon Walk-In Closet	Dime 17' 5 12' 5 12' 5 16' 5 8' 5 8' 5 12' 5 m 13' 5 8' 5	nsions (13' (9' (9' (12' (7' (8' (6' (13' (6'	Floor Above Above	Type Bedroc Bedroc	om	Dim 11	nensions ' x 9' ' x 11' x x x x x x x x x x x x x x	Floor	Τ	уре		Dimensions X X X X X X X X X
Above inished Floor inished Floor inished Floor inished Floor nfinished Floor rand Total:	(Above): (Below): (Basement): (Total): pr: 1	10' x 954 889 0 1,843 sq. ft. 0 1,843 sq. ft.	# of Roor # of Kitch # of Leve Suite: Crawl/Bsr	nens: 1 Ils: 2 nt. Height asement:		ot in Basement:4		Bath 1 2 3 4 5 6 7 8	Main Above Above	# of Pieces 2 4 4	Ensuite? No Yes Yes	Out Barn: Workshop Pool: Garage S Door Heig	z:
Newly 2018	5): RE/MAX Wes renovated famil fridge, stove a	y home in a				cing backyard	l. 4 B	-	o Seafair , Den, 2.5	-	ms. New f	urnace, ai	r

			Nikki RE/MAX Phone: WWW	sented by: Cvitanov (Select Realty 778-926-6464 v.nikkicvit.ca @remax.net	ic			s	REMAX elect Realty
Active R 2275265 Board: V House/Single Family			L Delt	56 STREET adner a Manor K 3W2				Resid	dential Detached \$995,000 (LP) (SP) M
			Sold Date: Meas. Type: Depth / Size: Lot Area (sq.ft. Flood Plain: Rear Yard Exp: Council Apprv? If new, GST/HS View: Complex / Subo Services Conne	West : 5T inc?: :	-	s: ns: s: ns:	61.00 3 2 1	Approx. Age: Zoning: Gross Ta For Tax Tax Inc. P.I.D.: 0 Tour:	Year: 2017 Utilities?: No 05-021-634
outdoor Area: Fenced Ya ype of Roof: Other	ood Slab Y is cipal , Natural Gas rd, Patio(s) 357 LT 861 DL 11		s: DUP 2.		nsit: 2 BLOO reehold Nor es o : o : ixed	CKS nStrata	2	Access: F	ront s: 2 BLOCKS
	Dryr/Frdg/Stve/D Dimens n 13' x 1 m 11'6 x 1	ions Floor 18'7 Belo 8'11 Belo	Type W Laund	D ry 7	imensions 7'6 x 5'10 8'9 x 12'10	Floor	Ту	pe	Dimensions X X
Main Living Room Main Dining Roo Main Kitchen Main Eating Area Main Foyer Above Master Bed Above Bedroom Above Bedroom Above Walk-In Clo Below Family Roo	6'10 x room 12'6 x 10'1 x 10'1 x set 7'2 x	6'7 4'7 13'4 9'8 9'9 4'1			x x x x x x x x x x				x x x x x x

Three level split with all the updates done. Located close to the town centre on a super quiet street! Long term owners have kept this home in immaculate condition + have recently renovated - updated kitchen (stainless appliances, gas stove), bathrooms, flooring, windows, roof, gutters + more! Three bedrooms on upper level, new 3-piece master ensuite. Lush private west exposed garden via french doors from family room - full landscaped all ready for entertaining. Two garden sheds. Furnace 2013. Roof 2012. Easy to show!

			Presented by: Nikki Cvitanovic RE/MAX Select Realty Phone: 778-926-6464 www.nikkicvit.ca nikkic@remax.net						Select Realty		
Active R2328306				5B AVENUE				Resi	dential De		
Board: V				adner Holly					\$988,80	10 (LP) (SP) M	
House/Single	Family			1K 4T6	Fuendada	(fa at).	40.20	Ovisiasl			
			Sold Date: Meas. Type: Depth / Size: Lot Area (sq.ft. Flood Plain: Rear Yard Exp: Council Apprv? If new, GST/HS	East	Frontage Bedroom Bathroor Full Bath Half Bath	ns: ns: is:	49.38 4 3 2 1	Approx. Age: Zoning: Gross Ta For Tax Tax Inc.		1989 30 RS6 \$4,118.95 2018 No	
			View: Complex / Subo	iv: HOLLY							
A.				cted: Electricity,	Natural	Gas, Sa	nitarv Sew	/er. Storr	n Sewer.	Water	
Water Supply: Fuel/Heating:	Frame - Wood Mixed, Vinyl Concrete Slab 2 Natural Gas City/Municipal Hot Water, Radia Fenced Yard, Pati		nbing:	Total Parking: 4 Parking: Garage ; I Dist. to Public Trans Title to Land: Fre Property Disc.: Ye PAD Rental: Fixtures Leased: No Fixtures Rmvd: Floor Finish:	sit: eehold No s	-	_	School Bu			
Legal: Amenities: Site Influences Features:		NWP79735 LT 103 te Setting, Recreati	LD 36 SEC 35 TWP 5.								
Main Main Main Main	Type Living Room Dining Room Kitchen Eating Area Family Room Utility Master Bedroom Bedroom Bedroom Bedroom	Dimensions 12'8 x 17'5 13'4 x 10'11 9'3 x 11'0 9'0 x 13'0 17'1 x 13'2 8'8 x 10'10 14'0 x 14'8 15'7 x 9'0 12'8 x 10'8 13'0 x 16'0	Floor Type	Dir	mensions X X X X X X X X X X X X	Floor	Ту	pe		Dimensions X X X X X X X X X X	
Finished Floor Finished Floor Finished Floor Finished Floor Finished Floor Unfinished Floor Grand Total:	(Main): 1,25 (Above): 1,15 (Below): (Basement): (Total): 2,40 pr:	52# of Room52# of Kitche0# of Levels0Suite:77 sq. ft.Crawl/Bsm0Basement:	ens: 1 5: 2 t. Height: sement: 0 Beds no	ot in Basement: 4	x Bath 1 2 3 4 5 6 7 8	Floor Main Above Above	# of Pieces 2 5 4	Ensuite? No Yes No	Barn: Workshop Pool:	z: 19'3 X 20'	

Perfect Family Home in very desirable Holly area of Ladner close to Holly Park & Holly Elementary! Super Cul-de-Sac location with great neighbours in the area! The home features an excellent traditional functional floor plan- Living area with Gas Fireplace and Cross Hall Dining Room, Very Spacious Kitchen, Eating area & Family Room with Gas Fireplace & sliders to a Private Backyard. 4 ample sized Bedrooms on Upper Floor; Master with Deluxe Ensuite with separate shower Stall. A choice well priced home in a choice neighbourhood! See it soon!

		Γ	Presented Nikki Cvit RE/MAX Selec Phone: 778-92 www.nikkic nikkic@rema	tanovic t Realty 26-6464 .vit.ca			s	elect ¹ Realty
Active R2322961		531	8 WINDJAM	MER ROAD			Resi	dential Detached
Board: V			Ladner Neilsen Gro					\$988,000 (LP)
House/Single	e Family		V4K 5A6					(SP) M
10000, 01119.0			d Date:		taga (faat).	49.44	Original	
					ntage (feet):		-	Price: \$988,000
	1000				rooms:	3		Year Built: 1994
			oth / Size: 31.		rooms:	2	Age:	24
2 _		Lot	Area (sq.ft.): 5,0	29.00 Full	Baths:	2	Zoning:	CD98A
	A A	Flor	od Plain:	Half	Baths:	0	Gross Ta	xes: \$4,247.07
		Rea	ar Yard Exp: Sou	uth			For Tax	
			incil Apprv?:					Utilities?: No
-		and the second of the second sec						
		If n	ew, GST/HST inc?	•				18-480-438
							Tour: V	irtual Tour URL
and for		Vie	w.	No:				
S. Harp				MARINA GARDE				
1								_
		Ser	vices Connected:	Community, Ele	ctricity, Na	tural Gas,	Sanitary	Sewer
Style of Home	: 1 Storey, Rancher/Bunga	low	Total I	Parking: 4 Cove	ered Parking: 2	2 Parking	g Access: F	ront
Construction:	Frame - Wood		Parkin	ig: Add. Parking /	Avail., Garag	e; Double		
xterior:	Vinyl							
oundation:	Concrete Slab			o Public Transit: 2		Dist. to	o School Bu	s: 2
Rain Screen:		Reno. Year:	Title to	o Land: Freehol	d NonStrata			
Renovations:	- 2	R.I. Plumbing:	Duana					
# of Fireplaces	s: z : Natural Gas	R.I. Fireplaces:	Proper PAD R	rty Disc.: No				
	City/Municipal			es Leased: No :				
Fuel/Heating:				es Rmvd: No :				
	Fenced Yard, Patio(s)				all/Mixed			
Type of Roof:				· .	•			
_egal:	PL LMP12586 LT 59 DL 4	71 LD 36. GROUP 2.						
Amenities:	Garden, In Suite Laundry							
Site Influences Features:	: Central Location, Cul-de- ClthWsh/Dryr/Frdg/Stve					ener, Jette	d Bathtub,	
-loor	Type Dime	ensions Floor	Type	Dimensio	ons Floor	T	ype	Dimensions
	/1	ensions Floor x 12'4	Туре		ons Floor	Ţ	уре	
Main	Living Room 17'4		Туре	Dimensio X X	ons Floor	Ţ	уре	Dimensions X X
Main Main	Living Room 17'4 Dining Room 11'6 Kitchen 14'11	x 12'4 x 9'4 x 10'	Туре	x	ons Floor	Ţ	ype	x
Main Main Main Main	Living Room 17'4 Dining Room 11'6 Kitchen 14'11 Eating Area 7'8	x 12'4 x 9'4 x 10' x 7'2	Туре	x x x x	ons Floor	Τ	уре	x x x x x
Main Main Main Main Main	Living Room 17'4 Dining Room 11'6 Kitchen 14'11 Eating Area 7'8 Family Room 17'4	x 12'4 x 9'4 x 10' x 7'2 x 12'10	Туре	X X X X X	ons Floor	Ţ	ype	x x x x x
Floor Main Main Main Main Main Main	Living Room17'4Dining Room11'6Kitchen14'11Eating Area7'8Family Room17'4Master Bedroom13'10	x 12'4 x 9'4 x 10' x 7'2 x 12'10 x 12'10	Туре	x x x x x x x	ons Floor	Т	ype	x x x x x x x
Main Main Main Main Main Main Main	Living Room 17'4 Dining Room 11'6 Kitchen 14'11 Eating Area 7'8 Family Room 17'4 Master Bedroom 13'10 Bedroom 12'2	x 12'4 x 9'4 x 10' x 7'2 x 12'10 x 12'10 x 9'4	Туре	x x x x x x x x	ons Floor	Т	уре	x x x x x x x x
Main Main Main Main Main Main Main Main	Living Room17'4Dining Room11'6Kitchen14'11Eating Area7'8Family Room17'4Master Bedroom13'10Bedroom12'2Bedroom12'2	x 12'4 x 9'4 x 10' x 7'2 x 12'10 x 12'10 x 9'4 x 10'8	Туре	x x x x x x x x x x	ons Floor	Ţ	уре	x x x x x x x
Main Main Main Main Main Main Main Main	Living Room 17'4 Dining Room 11'6 Kitchen 14'11 Eating Area 7'8 Family Room 17'4 Master Bedroom 13'10 Bedroom 12'2 Bedroom 12'2 Utility 9'5	x 12'4 x 9'4 x 10' x 7'2 x 12'10 x 12'10 x 9'4 x 10'8 x 6'6	Туре	x x x x x x x x x x x	ons Floor	Ţ	уре	x x x x x x x x
Main Main Main Main Main Main Main Main	Living Room 17'4 Dining Room 11'6 Kitchen 14'11 Eating Area 7'8 Family Room 17'4 Master Bedroom 13'10 Bedroom 12'2 Bedroom 12'2 Utility 9'5	x 12'4 x 9'4 x 10' x 7'2 x 12'10 x 12'10 x 9'4 x 10'8 x 6'6 x	Туре	x x x x x x x x x x x x x				x x x x x x x x x x
Main Main Main Main Main Main Main Main	Living Room 17'4 Dining Room 11'6 Kitchen 14'11 Eating Area 7'8 Family Room 17'4 Master Bedroom 13'10 Bedroom 12'2 Bedroom 12'2 Utility 9'5 (Main): 1,699	x 12'4 x 9'4 x 10' x 7'2 x 12'10 x 12'10 x 9'4 x 10'8 x 6'6 x # of Rooms:9	Туре	X X X X X X X X X X X X X X X X X X X	ath Floor	# of Pieces	Ensuite?	x x x x x x x x v Outbuildings
Main Main Main Main Main Main Main Main	Living Room 17'4 Dining Room 11'6 Kitchen 14'11 Eating Area 7'8 Family Room 17'4 Master Bedroom 13'10 Bedroom 12'2 Bedroom 12'2 Utility 9'5 (Main): 1,699 (Above): 0	x 12'4 x 9'4 x 10' x 7'2 x 12'10 x 12'10 x 9'4 x 10'8 x 6'6 x # of Rooms:9 # of Kitchens: 1	Туре	X X X X X X X X X X X X X X X X X X X	ath Floor 1 Main	# of Pieces 3	Ensuite? No	x x x x x x x x S Outbuildings Barn:
Main Main Main Main Main Main Main Main	Living Room 17'4 Dining Room 11'6 Kitchen 14'11 Eating Area 7'8 Family Room 17'4 Master Bedroom 13'10 Bedroom 12'2 Bedroom 12'2 Utility 9'5 (Main): 1,699 (Above): 0 (Below): 0	x 12'4 x 9'4 x 10' x 7'2 x 12'10 x 12'10 x 9'4 x 10'8 x 6'6 x # of Rooms:9 # of Kitchens: 1 # of Levels: 1	Туре	x x x x x x x x x x x x x	ath Floor	# of Pieces	Ensuite?	x x x x x x x x S Outbuildings Barn: Workshop/Shed:
Main Main Main Main Main Main Main Main	Living Room 17'4 Dining Room 11'6 Kitchen 14'11 Eating Area 7'8 Family Room 17'4 Master Bedroom 13'10 Bedroom 12'2 Utility 9'5 (Main): 1,699 (Above): 0 (Below): 0 (Basement): 0	x 12'4 x 9'4 x 10' x 7'2 x 12'10 x 12'10 x 12'10 x 12'10 x 9'4 x 10'8 x 6'6 x # of Rooms:9 # of Kitchens: 1 # of Levels: 1 Suite: None	Туре	X X X X X X X X X X X X X	ath Floor 1 Main 2 Main	# of Pieces 3	Ensuite? No	x x x x x x x x x x x x x x x x x x x
Main Main Main Main Main Main Main Main	Living Room 17'4 Dining Room 11'6 Kitchen 14'11 Eating Area 7'8 Family Room 17'4 Master Bedroom 13'10 Bedroom 12'2 Utility 9'5 (Main): 1,699 (Above): 0 (Below): 0 (Basement): 0	x 12'4 x 9'4 x 10' x 7'2 x 12'10 x 12'10 x 12'10 x 12'10 x 9'4 x 10'8 x 6'6 x # of Rooms:9 # of Kitchens: 1 # of Levels: 1 Suite: None	Type Beds not in Ba	sement: 3	ath Floor 1 Main 2 Main 3 4	# of Pieces 3	Ensuite? No	x x x x x x x x x x x x x x x x x x x
Main Main Main Main Main Main Main Main	Living Room 17'4 Dining Room 11'6 Kitchen 14'11 Eating Area 7'8 Family Room 17'4 Master Bedroom 13'10 Bedroom 12'2 Bedroom 12'2 Utility 9'5 (Main): 1,699 (Above): 0 (Below): 0 (Total): 1,699 sq. ft. or: 0	x 12'4 x 9'4 x 10' x 7'2 x 12'10 x 12'10 x 9'4 x 10'8 x 6'6 x # of Rooms:9 # of Kitchens: 1 # of Levels: 1 Suite: None Crawl/Bsmt. Height: Beds in Basement: 0 Basement: None		sement: 3	ath Floor 1 Main 2 Main 3 4 5 5	# of Pieces 3	Ensuite? No	x x x x x x x x S Outbuildings Barn: Workshop/Shed:
Main Main Main Main Main Main Main Main	Living Room 17'4 Dining Room 11'6 Kitchen 14'11 Eating Area 7'8 Family Room 17'4 Master Bedroom 13'10 Bedroom 12'2 Bedroom 12'2 Utility 9'5 (Main): 1,699 (Above): 0 (Basement): 0 (Total): 1,699 sq. ft.	x 12'4 x 9'4 x 10' x 7'2 x 12'10 x 12'10 x 9'4 x 10'8 x 6'6 x # of Rooms:9 # of Kitchens: 1 # of Levels: 1 Suite: None Crawl/Bsmt. Height: Beds in Basement: 0 Basement: None		sement: 3	ath Floor 1 Main 2 Main 3 4 5 5 5 7	# of Pieces 3	Ensuite? No	x x x x x x x x x x x x x x x x x x x
tain tain tain tain tain tain tain tain	Living Room 17'4 Dining Room 11'6 Kitchen 14'11 Eating Area 7'8 Family Room 17'4 Master Bedroom 13'10 Bedroom 12'2 Bedroom 12'2 Utility 9'5 (Main): 1,699 (Above): 0 (Below): 0 (Total): 1,699 sq. ft. or: 0	x 12'4 x 9'4 x 10' x 7'2 x 12'10 x 12'10 x 9'4 x 10'8 x 6'6 x # of Rooms:9 # of Kitchens: 1 # of Levels: 1 Suite: None Crawl/Bsmt. Height: Beds in Basement: 0 Basement: None		sement: 3	ath Floor 1 Main 2 Main 3 4 5 5	# of Pieces 3	Ensuite? No	x x x x x x x x x x x x x x x x x x x

Welcome home! Awesome RARELY available 3 bed/2 bath rancher in desirable Marina Garden Estates! The family-friendly layout features a separate formal living and dining area as well as a large bright, south-facing family room off the kitchen. Enjoy a large master suite complete with walk-in closet and 5 piece ensuite bathroom with jetted tub. This fabulous rancher won't last long, don't miss it! Situated in a quiet culdesac, yet minutes to Ladner Village - the location is perfect, enjoy a golf course, marina and walking trails all at your doorstep. Open House Sunday November 18 from 2pm-4pm.

		Presented by: Nikki Cvitanovic RE/MAX Select Realty Phone: 778-926-6464 www.nikkicvit.ca nikkic@remax.net 4932 MARINER PLACE					Select Realty		
Active 2322507 Goard: V		L	adner	E			Resi	dential Detached \$979,900 (LP)	
louse/Single Family			en Grove 4K 4J4					(SP) M	
		Sold Date: Meas. Type: Depth / Size: Lot Area (sq.ft. Flood Plain: Rear Yard Exp: Council Apprv? If new, GST/HS View: Complex / Subo Services Conne	: 5T inc?: : liv:	Frontage Bedroom Bathroor Full Bath Half Bath Half Bath	ns: ms: ns: ns:	65.62 3 2 2 0	Approx. Age: Zoning: Gross Ta For Tax Tax Inc. P.I.D.: 0 Tour: V		
tyle of Home: 2 Storey onstruction: Frame - Wo kterior: Vinyl coundation: Concrete Sla ain Screen: enovations: of Fireplaces: 1 replace Fuel: Natural Gas Vater Supply: City/Munici Juel/Heating: Forced Air, I utdoor Area: Patio(s) ype of Roof: Wood	ab Reno. Yea R.I. Plumb R.I. Firepla pal	ing:	Total Parking: 4 Parking: Garag Dist. to Public Tr Title to Land: Property Disc.: PAD Rental: Fixtures Leased: Fixtures Rmvd: Floor Finish:	ansit: Freehold No Yes No :	-	-) Access: F		
menities: ite Influences: Central Loc a	70 LT 178 DL 116 LD 36. G ation, Golf Course Nearby, yr/Frdg/Stve/DW		reation Nearby	, Shopping N	Nearby				
Floor Type Main Living Room Main Dining Room Main Kitchen Main Eating Area Main Family Room Main Master Bedro Main Foyer Above Bedroom Above Storage	16' x 15'2 14'7 x 9'11 10'10 x 9'4 8'4 x 5'9 14'2 x 12'5	oor Type		Dimensions X X X X X X X X X X X	Floor	Ту	rpe	Dimensions X X X X X X X X X	
inished Floor (Main): inished Floor (Above): inished Floor (Below): inished Floor (Basement):	1,292 # of Rooms: 700 # of Kitchen 0 # of Levels: 0 Suite: None 1,992 sq. ft. Crawl/Bsmt.	s: 1 2		Bath 1 2 3 4 5	Floor Main Above	# of Pieces 4 4	Ensuite? No No	Outbuildings Barn: Workshop/Shed: Pool: Garage Sz:	

Unbeatable location just steps to Ladner Village! This bright, updated 3 bedroom home offers nearly 2,000 sq.ft of living space including a master bedroom on the main floor & 2 large bedrooms up. Features include a newly renovated kitchen, hardwood flooring, upgraded bathrooms, new paint, crown mouldings, double garage and an outstanding covered patio with wood deck perfect for year round outdoor enjoyment. This home is situated on a quiet street and can be perfect for the downsizer looking for a master on the main or a family needing 3 good-sized bedrooms. Undeniable convenience across from Lions Park and just steps away from all local amenities.

			Nikki (RE/MAX Phone: www	ented by: Cvitanov (Select Realty 778-926-6464 .nikkicvit.ca @remax.net	ic			s	REMAX elect ^V Real	ty
Active			4851 E	LLIS LANE				Resi	dential Deta	ched
R2324654 Board: V			_	adner Elementarv					\$970,000	· · _
House/Single Family			V2	IK 0C5						(SP) M
			Sold Date: Meas. Type: Depth / Size: Lot Area (sq.ft. Flood Plain: Rear Yard Exp: Council Apprv? If new, GST/HS View: Complex / Subo	sT inc?: Iiv:	Frontage Bedroom Bathroon Full Bath Half Bath	s: ns: s: s:	32.00 4 4 3 1	Approx. Age: Zoning: Gross Ta For Tax Tax Inc. P.I.D.: 0 Tour: V	ixes: \$ Year: 2 Utilities?: N 29-932-85 irtual Tour	2017 CD460 52,643.5 2018 No 8 URL
			Services Conne	cted: Communi Sewer, W		ity, Nat	tural Gas,	Sanitary	Sewer, Sto	vrm
utdoor Area: Fenced Ya ype of Roof: Asphalt	k Slab Slab ss cipal ss, Radiant	Reno. Year: R.I. Plumbing: R.I. Fireplaces:		Total Parking: 3 Parking: Garage Dist. to Public Tra Title to Land: F Property Disc.: Y PAD Rental: Fixtures Leased: N Fixtures Rmvd: N Floor Finish:	nsit: reehold Nor 'es lo :	5		g Access:	s:	
menities: te Influences: Central Lo		se Nearby, Mari		reation Nearby,	Shopping N	earby				
Floor Type Main Kitchen Main Dining Roo Main Living Roo Above Master Bec Above Walk-In Cl Above Bedroom Below Bedroom Below Walk-In Cl	n 17' x room 13' x oset 8' x 10'7 x 10'9 x 12'6 x	10'7 6'4 15'4 12'7 4'3 10'4 8'1 11'8 3'7	Туре	Γ	Dimensions X X X X X X X X X X X X	Floor	Т	/pe	Di	imensions X X X X X X X X X X
inished Floor (Main): inished Floor (Above): inished Floor (Below): inished Floor (Basement): inished Floor (Total): Jnfinished Floor: Grand Total:	734 398 	# of Rooms: 9 # of Kitchens: 1 # of Levels: 3 Suite: Crawl/Bsmt. Heigh Beds in Basement Basement: None		t in Basement: 4	3	Floor Main Above Above Below	# of Pieces 2 4 3 4	Ensuite? No No Yes Yes	Outbu Barn: Workshop/S Pool: Garage Sz: Door Height	

Why buy a townhouse when you can buy a Fully Detached Home? Just like new with NO GST! Built in 2017 right near the heart of Historic Ladner Village, this STUNNING 4 bedroom home offers all modern luxuries in a fully detached home just steps from everything! Walk virtually everywhere! In to town, to school, to parks, to restaurants and shops, this location cannot be beat! Highlights include: 1,800+ sq.ft. of open concept living space, gourmet kitchen w/SS appliance incl. gs range, radiant heated flooring throughout, double side-by-side garage, 3 large bedrooms up incl. master with ensuite and walk-in closet. Fenced yard suitable for children and pets. Bonus family room on ground floor can be an extra bedroom if desired. Act fast! Great value here for an almost new detached home!

Rear Yard Exp: For Tax Year: 2017 Council Appry?: Tax Inc. Utilities?: No P:LD:006-875-203 Tour: View: : Construction: Firme: Wood Tour: Strie of Home: Rancher (Bungdow Tour: Construction: Firme: - Wood Tour: Strie of Home: Rancher (Bungdow Tour: Construction: Firme: - Wood Tour: Rain Screen: Reno. Year: Dist. to School Bus: Rain Screen: Reno. Year: Dist. to School Bus: Rain Screen: Reno. Year: Property Disc: Yes Patking: Open Dist. to School Bus: Title to Land: Frequences: Vood Property Disc: Yes Public Transit: Property Disc: Yes Patking Access: Koro: Floor Finish: Property Disc: Yes Patking Access: Yes Standard Conserver Reno: Yes Property Disc: Yes Patking Access: Property Disc: Yes Patking Access: Yes Yes Pather Property Disc: Yes Patking Access: Yes Yes Routhee: Routhee:					N	RE/MAX Phone: www	ented by: Cvitanovi (Select Realty 778-926-6464 .nikkicvit.ca @remax.net	С			s	REMEX elect ^V . Rea	llty
Sold Date: Frontage (feet): 60.00 Original Price: \$966,000 Meas: Type: Feet Badtrooms: 1 Approx. Year Built: 1971 Depth Type: Feet Badtrooms: 1 Ape: 47 Lot Area (sq.ft): 7,500.00 Full Baths: 1 Zoning: RMI Lot Area (sq.ft): 7,500.00 Full Baths: 1 Zoning: RMI Council Approx: Fail Failer 200 For Tax Year: 2017 Council Approx: Trans: Ubilities?: No For Tax Year: 2017 Tax Inc.: Ubilities?: Council Approx: For Tax Year: 2017 Tax Inc.: Ubilities?: No Skie of Hom: Rancher /Bungalow Construction: Tour: Parking: Counced Parking: 0 Parking Access: Front Parking: Counced Parking: 0 Parking Access: Front Skie of Hom: Rancher /Bungalow Reno: Year: Tide Parking: Counced Parking: 0 Parking Access: Front Parking Access: Front Skie of Hom: Rancher /Bungalow Reno: Year: Tour: Parking Access: Front<	R2303626 Board: V	Family				L	adner a Manor				Resi) (LP)
Construction: Frame - Wood Frame - Wood Foundation: Concrete Perimeter Rain Screen: Rain Screen					Mea: Dept Lot / Floo Rear Cour If ne View Com	Date: s. Type: th / Size: Area (sq.ft. d Plain: • Yard Exp: ncil Apprv? ew, GST/HS v: plex / Subo	Feet 126): 7,500.00 : : : : : : : : : : : : : : : : :	Bedroom Bathroor Full Bath Half Bath	is: ns: s: ns:	3 1 1 0	Approx. Age: Zoning: Gross Ta For Tax Tax Inc. P.I.D.: 0	Year Built: exes: Year: Utilities?:	1971 47 RM1 \$3,537.06 2017 No
ite Influences: Golf Course Nearby, Marina Nearby, Shopping Nearby eatures: ClthWsh/Dryr/Frdg/Stve/DW loor Type Dimensions Floor Type Dimensions x x x x x x x x x x x x x x x x x x x	onstruction: xterior: oundation: ain Screen: enovations: of Fireplaces ireplace Fuel: Vater Supply: uel/Heating: Outdoor Area: ype of Roof:	Frame - Wood Mixed, Stucco, Concrete Perim Wood City/Municipal Natural Gas Patio(s) & Deck Asphalt	Wood neter k(s)	R.I. Plun R.I. Fire	nbing: places:		Parking: Open Dist. to Public Trans Title to Land: Fre Property Disc.: Ye PAD Rental: Fixtures Leased: No Fixtures Rmvd: No	sit: eehold No s :	-	-	-		
Main Main Dining Room17'6 x 14'9 x 10'1x <td>ite Influences</td> <td></td> <td></td> <td></td> <td>Shopping I</td> <td>Nearby</td> <td></td> <td></td> <td></td> <td></td> <td></td> <td></td> <td></td>	ite Influences				Shopping I	Nearby							
Inished Floor (Above): 0 # of Kitchens: 1 1 Main 4 No Barn: Finished Floor (Below): 0 # of Levels: 1 2 3 4 No Barn: Finished Floor (Basement): 0 Suite: 3 4 No Barn: Workshop/Shed: Finished Floor (Basement): 0 Suite: 3 4 No Barn: Finished Floor (Total): 1,319 sq. ft. Crawl/Bsmt. Height: 4 A No Barn: Jnfinished Floor: 0 Basement: O Beds not in Basement: 3 5 Door Height: Garage Sz: Door Height: 7 8 4 A A	Main Main Main Main Main Main	Living Room Dining Room Kitchen Master Bedroom Bedroom Bedroom	17'6 10'6 14' 11'11 11'11 11'11 13'3	<pre>< 14'9 < 7'2 < 12' < 10'11 < 9'4 < 9'4 < 9'4 < 6'11 <</pre>	Floor	Туре	Dir	X X X X X X X X X X	Floor	Ту	/pe	1	X X X X X X X
	inished Floor inished Floor inished Floor inished Floor Infinished Floor	(Above): (Below): (Basement): (Total): 1 , pr:	,319 0 0 ,319 sq. ft. 0	# of Room # of Kitche # of Levels Suite: Crawl/Bsm Beds in Ba	ens: 1 5: 1 t. Height: sement: 0	Beds no	ot in Basement: 3	Bath 1 2 3 4 5 6 7				Barn: Workshop/ Pool: Garage Sz:	Shed:
isting Broker(s): RE/MAX Select Properties Keller Williams Elite Realty	isting Broker(s): RE/MAX Selec	ct Propertie	S			Kel	ler Willian	ns Elite R	lealty			

		RE Ph	Presented by: ki Cvitano E/MAX Select Realty none: 778-926-6464 www.nikkicvit.ca nikkic@remax.net	vic			s	REMEX elect Realty
Active R2331315 Board: V House/Single Family		55(D4 50 AVENUE Ladner Hawthorne V4K 2A2				Resi	dential Detached \$967,000 (LP) 👓 (SP) M
		Flood Plai Rear Yard Council Aj	be: Feet ize: 94.32 (sq.ft.): 6,722.00 n: Yes I Exp: South pprv?: ST/HST inc?: No :	Frontage Bedroon Bathroon Full Bath Half Bat	ns: ms: ns:	70.01 3 3 2 1	Approx. Age: Zoning: Gross Ta For Tax Tax Inc.	··· ··· ··· ··· ··· ··· ··· ··· ··· ··
tyle of Home: 2 Storey onstruction: Frame - Wood		Services (Connected: Electrici Total Parking: 3 Parking: Garag	Covered	Parking: 1		yer, Storr	-
xterior: Wood oundation: ain Screen: enovations: of Fireplaces: 1 ireplace Fuel: Wood Vater Supply: City/Municipal uel/Heating: Forced Air Putdoor Area: Fenced Yard, Su ype of Roof: Asphalt egal: 008-527-440 F		mbing: eplaces:	Property Disc.: PAD Rental: Fixtures Leased Fixtures Rmvd: Floor Finish:	Freehold No Yes	onStrata	Dist. to) School Bu	5:
menities: Garden te Influences: Central Locatio	n, Cul-de-Sac, Golf C Frdg/Stve/DW, Disp						Shed	
Floor Type Main Foyer Main Living Room Main Dining Room Main Kitchen Main Eating Area Main Family Room Main Den Above Master Bedroom Above Walk-In Closet Above Bedroom	Dimensions 10'3 x 5'9 17'8 x 14'6 10'4 x 9'10 9'11 x 7'10 10' x 7'4 16'6 x 13'5 9'7 x 8'10 15'2 x 10' 6'7 x 4'11 11'11 x 10'7		ype edroom	Dimensions 11'5 x 10'7 x x x x x x x x x x x x x x x x x x x	Floor	Ту	/ре	Dimensions X X X X X X X X
inished Floor (Main): 1, inished Floor (Above): inished Floor (Below): inished Floor (Basement): inished Floor (Total): 1, Infinished Floor:	070 # of Roor 682 # of Kitch 0 # of Leve 0 Suite: No 752 sq. ft. Crawl/Bsr	iens: 1 Is: 2 ne nt. Height: asement: 0 B	eds not in Basement: 3	Bath 1 2 3 4	Floor Main Above Above	# of Pieces 2 4 4 4	Ensuite? No Yes No	Outbuildings Barn: Workshop/Shed: Pool: Garage Sz: Door Height:
				۲ ک				

One of a kind private 3 bed 3 bath home oasis in the heart of Ladner. Cozy family home with great central location steps away from Leslie Park, and close to shopping/recreation. Main level includes beautiful reclaimed mahogany wood floors with custom wood burning fireplace. Mantle is a 1000 year old floor joist from a San Francisco pawnshop! Bright open kitchen with S/S appliances and butcher block countertops. Large family room with den and private bathroom. Gorgeous backyard comes with amenities you would expect to find at a Whistler Resort. Covered sundeck, hot tub, and private park-like yard with veggie garden. Upstairs are 3 large bedrooms and 2 updated bathrooms. Recent upgrades include new cedar siding and gutters, new windows throughout, new hot water heater, and much more!

	Nikki RE/MA Phone: www	esented by: Cvitanovic X Select Realty : 778-926-6464 w.nikkicvit.ca c@remax.net	2		REFINER Select ^V Realty
Active R2298703 Board: V House/Single Family	Ha	1INSTER AVEN Ladner awthorne /4K 2H9	UE	I	Residential Detached \$960,000 (LP) (SP) M
2 5063 5059 5066 5060 5053 40 5066 5070	5063 Flood Plain: Rear Yard Exp Council Approximation 5035 If new, GST/H View: Complex / Sub	Feet 0 t.): 10,656.00 0: Southeast ?: IST inc?: No :	Frontage (feet): Bedrooms: Bathrooms: Full Baths: Half Baths: Electricity, Nat	4 Appr 2 Age: 2 Zoni 0 Gros For ⁻ Tax P.I.E Tour	ng: RM1 is Taxes: \$4,053.67 Tax Year: 2017 Inc. Utilities?: No D.: 006-649-637 :
menities:	Reno. Year: R.I. Plumbing: R.I. Fireplaces: 935 LT 105 DL 116 LD 36. GROU	Parking: Open Dist. to Public Transit Title to Land: Free Property Disc.: Yes PAD Rental: Fixtures Leased: No : Fixtures Rmvd: No : Floor Finish: Mixe	hold NonStrata	Parking Acces	
Main Bedroom 11'7 Main Bedroom 11'7 Main Bedroom 11'9 Above Master Bedroom 16'5			ensions Floor x Floor x x x x x x x x x x x x x x x	Туре	Dimensions x x x x x x x x x x x x x
Finished Floor (Main): 1,963 Finished Floor (Above): 463 Finished Floor (Below): 0 Finished Floor (Basement): 0 O 2,426 sq. ft. Jnfinished Floor: 0 Grand Total: 2,426 sq. ft.	# of Rooms:4 # of Kitchens: 0 # of Levels: 2 Suite: None Crawl/Bsmt. Height:	not in Basement: 4		# of Pieces Ensu 4 Ye 4 No	s Barn:
isting Broker(s): Sutton Group Seafair Re	-				
Endless character in this home located possibilities are endless with this rectar rancher living with Master bedroom and A perfect location for your forever home	ngular lot, steps from Hawthorn I bathroom on the second floor.	ne Elementary, Lions	Park, and the to	wn centre. Best	of both worlds having

				Nikki RE/M Phone WW	resented by: Cvitanov AX Select Realty e: 778-926-6464 vw.nikkicvit.ca kic@remax.net	'ic			s	REMIX select ^V Rea	lty
A <mark>ctive</mark> R2326829				5016 M/	ARINER PLAC	E			Resi	dential Deta	ched
Board: V				Ne	Ladner eilsen Grove					\$959,900	
louse/Single	Family	Carlos and a			V4K 4J4						(SP) M
NAV SA	KAR	15b		Sold Date:		Frontag	e (feet):	41.00	Original	Price: \$99	8,800
KARM	MAN A			Meas. Type:	Feet	Bedroor		4		Year Built:	
AL SUL	VI SAME		1	Depth / Size:		Bathroo		3	Age:		33
AIN	AN ESS			1	.ft.): 4,754.00	Full Bat		2	Zoning:		RS8
TAU	V	1 4		Flood Plain:		Half Bat	hs:	1	Gross Ta		\$3,803.00
11	VIII			Rear Yard Ex					For Tax		2018
100				Council Appr						Utilities?: I	
-0	VSI DI			If new, GST/	HST INC?:					03-893-70	-
	TO BE		And the second second						Tour: V	irtual Toui	UKL
				View:	:						
				Complex / Su	ıbdiv:						
				Services Con	nected: Commun Sewer, W		icity, Na	tural Gas,	Sanitary	Sewer, St	orm
yle of Home: onstruction: (terior:	2 Storey Frame - Woo Other	d			Total Parking: 4 Parking: Open	Covered	Parking: (D Parking	g Access:		
oundation: ain Screen: enovations:	Concrete Per	imeter	Reno. Year: R.I. Plumbir		Dist. to Public Tra Title to Land:		onStrata	Dist. to	School Bu	s:	
of Fireplaces ireplace Fuel: Vater Supply: uel/Heating:	Natural Gas City/Municip Natural Gas Patio(s) & De		R.I. Fireplac		Property Disc.: Y PAD Rental: Fixtures Leased: I Fixtures Rmvd: I Floor Finish:	No:					
egal:	PL NWP6667	0 LT 191 DL :	116 LD 36. GF	ROUP 2.							
te Influences eatures:	ClthWsh/Dry	/r/Frdg/Stve/	/DŴ		eation Nearby, Sho		-				
te Influences atures: loor	ClthWsh/Dry Type	r /Frdg/Stve/ Dime	nsions Flo	or Type	2	Dimensions	rby Floor	Ту	/ре	C	imensions
te Influences eatures: loor 1ain	ClthWsh/Dry Type Living Room	r /Frdg/Stve/ Dime	/DW Insions Flo x 13'2 Ab	oor Type oove Masi	ter Bedroom 1	Dimensions 5'6 x 12'	-	Ту	/ре	C	x
te Influences atures: loor lain lain lain	ClthWsh/Dry Type Living Room Dining Room Kitchen	rr/Frdg/Stve/ Dime 14'8 : 13'2 : 11'11 :	/DŴ nsions Flo x 13'2 Ab x 9'9 Ab x 8'9 Ab	oor Type oove Mast oove Wall oove Bedr	ter Bedroom 1 k-In Closet room 1	Dimensions 5'6 x 12' 4'9 x 7'8 0'4 x 10'	-	Ту	/pe	C	x x x
te Influences eatures: loor lain lain lain lain	ClthWsh/Dry Type Living Room Dining Room Kitchen Eating Area	rr/Frdg/Stve/ Dime 14'8 : 13'2 : 11'11 : 10'6 :	/DŴ ensions Flo x 13'2 Ab x 9'9 Ab x 8'9 Ab x 8'9 Ab x 9'11 Ab	oor Type oove Mast oove Wall oove Bedr oove Bedr	ter Bedroom 1 k-In Closet room 1 room 1	Dimensions 5'6 x 12' 4'9 x 7'8 0'4 x 10' 0'1 x 9'11	-	Ту	/pe	C	X X X X
te Influences eatures: loor fain fain fain fain fain	ClthWsh/Dry Type Living Room Dining Room Kitchen	rr/Frdg/Stve/ Dime 14'8 : 13'2 : 11'11 :	/DW misions Flo x 13'2 Ab x 9'9 Ab x 8'9 Ab x 9'11 Ab x 11' Ab	oor Type love Mast love Wall love Bedr love Bedr love Wall	ter Bedroom 1 k-In Closet room 1 room 1 k-In Closet	Dimensions 5'6 x 12' 4'9 x 7'8 0'4 x 10'	-	Ту	/pe	C	x x x
ite Influences eatures: floor flain flain flain flain flain flain flain	ClthWsh/Dry Type Living Room Dining Room Kitchen Eating Area Family Room Flex Room Laundry	rr/Frdg/Stve/ Dime 14'8 : 13'2 : 11'11 : 10'6 : 15'7 : 19'4 : 11'3 :	/DW insions Flo x 13'2 Ab x 9'9 Ab x 8'9 Ab x 9'11 Ab x 11' Ab x 11' Ab x 11' Ab x 12' Ab	oor Type oove Mast oove Wall oove Bedr oove Bedr oove Wall	ter Bedroom 1 k-In Closet room 1 room 1 k-In Closet	Dimensions 5'6 x 12' 4'9 x 7'8 0'4 x 10' 0'1 x 9'11 4' x 3'2 7'6 x 12'9 x	-	Ту	/pe	Ē	x x x x x x x x
te Influences eatures: loor Aain Aain Aain Aain Aain Aain Aain	ClthWsh/Dry Type Living Room Dining Room Kitchen Eating Area Family Room Flex Room Laundry Storage	rr/Frdg/Stve/ Dime 14'8 : 13'2 : 11'11 : 10'6 : 15'7 : 19'4 : 11'3 : 19'4 :	/DW insions Flo x 13'2 Ab x 9'9 Ab x 8'9 Ab x 9'11 Ab x 11' Ab x 14' Ab x 7'10 x 4'9	oor Type oove Mast oove Wall oove Bedr oove Bedr oove Wall	ter Bedroom 1 k-In Closet room 1 room 1 k-In Closet	Dimensions 5'6 x 12' 4'9 x 7'8 0'4 x 10' 0'1 x 9'11 4' x 3'2 7'6 x 12'9 x x	-	Ту	уре	Ē	X X X X X X
te Influences eatures: loor fain fain fain fain fain fain fain fain	ClthWsh/Dry Type Living Room Dining Room Kitchen Eating Area Family Room Flex Room Laundry	rr/Frdg/Stve/ Dime 14'8 : 13'2 : 11'11 : 10'6 : 15'7 : 19'4 : 11'3 :	/DW misions Flo x 13'2 Ab x 9'9 Ab x 9'9 Ab x 9'11 Ab x 11' Ab x 11' Ab x 14' Ab x 7'10 x 4'9 x 3'	oor Type oove Mast oove Wall oove Bedr oove Bedr oove Wall	ter Bedroom 1 k-In Closet room 1 room 1 k-In Closet	Dimensions 5'6 x 12' 4'9 x 7'8 0'4 x 10' 0'1 x 9'11 4' x 3'2 7'6 x 12'9 x	-	Ту	/pe	C	x x x x x x x x
te Influences eatures: door Aain Aain Aain Aain Aain Aain Aain Aain	ClthWsh/Dry Type Living Room Dining Room Kitchen Eating Area Family Room Flex Room Laundry Storage Storage Foyer	rr/Frdg/Stve/ Dime 14'8 : 13'2 : 11'11 : 10'6 : 19'4 : 11'3 : 19'4 : 4'8 : 10'3 :	/DW misions Flo x 13'2 Ab x 9'9 Ab x 9'9 Ab x 9'11 Ab x 11' Ab x 11' Ab x 14' Ab x 7'10 x 4'9 x 3'	oor Type oove Masi oove Wall oove Bedr oove Bedr oove Wall oove Bedr	ter Bedroom 1 k-In Closet room 1 room 1 k-In Closet	Dimensions 5'6 x 12' 4'9 x 7'8 0'4 x 10' 0'1 x 9'11 4' x 3'2 7'6 x 12'9 x x x	-	Ty # of Pieces			x x x x x x x x
te Influences eatures: loor Aain Aain Aain Aain Aain Aain Aain Aain	ClthWsh/Dry Type Living Room Dining Room Kitchen Eating Area Family Room Flex Room Laundry Storage Storage Foyer (Main): (Above):	rr/Frdg/Stve/ Dime 14'8 13'2 11'11' 10'6 15'7 19'4 11'3 19'4 4'8 10'3 1,505 1,006	/DW Insions Flox x 13'2 Ab x 9'9 Ab x 8'9 Ab x 9'11 Ab x 11' Ab x 14' Ab x 7'10 X 4'9 x 3' S' # of Rooms:1 # of Kitchens:2	or Type ove Mast ove Wall ove Bedr ove Bedr ove Bedr ove Bedr ove Bedr	ter Bedroom 1 k-In Closet room 1 room 1 k-In Closet	Dimensions 5'6 x 12' 4'9 x 7'8 0'4 x 10' 0'1 x 9'11 4' x 3'2 7'6 x 12'9 x x x x x x x x 1 Bath 1	Floor	# of Pieces 2	Ensuite? No	Outbu Barn:	X X X X X X X illdings
ite Influences eatures: Floor Aain Aain Aain Aain Aain Aain Aain Aain	ClthWsh/Dry Type Living Room Dining Room Kitchen Eating Area Family Room Flex Room Laundry Storage Storage Foyer (Main): (Above): (Below):	rr/Frdg/Stve/ Dime 14'8 13'2 11'11 10'6 15'7 19'4 11'3 19'4 4'8 10'3 1,505 1,006 0	/DW Insions Flox x 13'2 Ab x 9'9 Ab x 9'9 Ab x 9'1 Ab x 9'11 Ab x 11' Ab x 14' Ab x 7'10 X 4'9 x 3' S' # of Rooms:1 # of Kitchens: # of Levels: # of Levels:	or Type ove Mast ove Wall ove Bedr ove Bedr ove Bedr ove Bedr ove Bedr	ter Bedroom 1 k-In Closet room 1 room 1 k-In Closet	Dimensions 5'6 x 12' 4'9 x 7'8 0'4 x 10' 0'1 x 9'11 4' x 3'2 7'6 x 12'9 x x x x x x x x x x x x 2 Bath 1 2	Floor Main Above	# of Pieces 2 4	Ensuite? No No	Outbu Barn: Workshop/S	X X X X X X X illdings
eatures: Floor Main Main Main Main Main Main Main Main	ClthWsh/Dry Type Living Room Dining Room Kitchen Eating Area Family Room Flex Room Laundry Storage Storage Foyer (Main): (Above): (Below): (Basement):	rr/Frdg/Stve/ Dime 14'8 13'2 11'11' 10'6 15'7 19'4 11'3 19'4 4'8 10'3 1,505 1,006	/DW Insions Flo x 13'2 Ab x 9'9 Ab x 8'9 Ab x 9'11 Ab x 11' Ab x 11' Ab x 14' Ab x 7'10 x 4'9 x 3' s' # of Rooms:1 # of Kitchens: # of Levels: Suite: None	or Type love Mast love Wall love Bedr love Bedr love Bedr love Bedr love Bedr 6 6	ter Bedroom 1 k-In Closet room 1 room 1 k-In Closet	Dimensions 5'6 x 12' 4'9 x 7'8 0'4 x 10' 0'1 x 9'11 4' x 3'2 7'6 x 12'9 x x x x x x x x x x x x x x x x x x x	Floor	# of Pieces 2	Ensuite? No	Outbu Barn: Workshop/S Pool:	X X X X X X X illdings
te Influences eatures: loor Aain Aain Aain Aain Aain Aain Aain Aain	ClthWsh/Dry Type Living Room Dining Room Kitchen Eating Area Family Room Flex Room Laundry Storage Storage Foyer (Main): (Above): (Below): (Basement): (Total):	rr/Frdg/Stve/ Dime 14'8 : 13'2 : 11'11 : 10'6 : 15'7 : 19'4 : 4'8 : 10'3 : 1,505 1,006 : 0 : 0	/DW Insions Flo x 13'2 Ab x 9'9 Ab x 8'9 Ab x 9'1 Ab x 11' Ab x 11' Ab x 14' Ab x 7'10 x x 4'9 x x 4'9 x x 5' # # of Rooms:1 # of Kitchens: # of Levels: Suite: None Crawl/Bsmt. H Beds in Basen	oor Type oove Mast oove Wall oove Bedr oove Bedr oove Wall oove Bedr oove Bedr 6 :1 2 Height: nent: 0 Beds	ter Bedroom 1 k-In Closet room 1 room 1 k-In Closet	Dimensions 5'6 x 12' 4'9 x 7'8 0'4 x 10' 0'1 x 9'11 4' x 3'2 7'6 x 12'9 x x x x x x x x x x x x x x 5	Floor Main Above	# of Pieces 2 4	Ensuite? No No	Outbu Barn: Workshop/S	x x x x x x x x x s hed:
te Influences eatures: loor lain lain lain lain lain lain lain lain	ClthWsh/Dry Type Living Room Dining Room Kitchen Eating Area Family Room Flex Room Laundry Storage Storage Foyer (Main): (Above): (Basement): (Total): Dr:	rr/Frdg/Stve/ Dime 14'8 : 13'2 : 11'11 : 10'6 : 15'7 : 19'4 : 4'8 : 10'3 : 1,505 1,006 : 0 : 0	/DW Insions Flo x 13'2 Ab x 9'9 Ab x 8'9 Ab x 9'1 Ab x 11' Ab x 11' Ab x 14' Ab x 7'10 X x 4'9 X x 5' # of Rooms:1 # of Kitchens: # of Kitchens: # of Kitchens: Suite: None Crawl/Bsmt. F P	oor Type oove Mast oove Wall oove Bedr oove Bedr oove Wall oove Bedr oove Bedr 6 :1 2 Height: nent: 0 Beds	ter Bedroom 1 k-In Closet room 1 room 1 k-In Closet room 1	Dimensions 5'6 x 12' 4'9 x 7'8 0'4 x 10' 0'1 x 9'11 4' x 3'2 7'6 x 12'9 x x x x x x x x x x x x x x x x x x x	Floor Main Above	# of Pieces 2 4	Ensuite? No No	Outbu Barn: Workshop/S Pool: Garage Sz:	x x x x x x x x x s hed:

Unbeatable cul-de-sac location on Ladner's desirable Mariner Place! This 4 bedroom home has been lovingly cared for by the long time owners and is immaculate inside and out. Situated near the end of this no-thru street, there is virtually no car traffic making this an incredible family friendly residence. Walk everywhere as Ladner Village, Lions Park, multiple restaurants and amenities are just steps away. Tasteful updates throughout allow you to move-in and enjoy or further update as you wish. Traditional layout with kitchen, living, family & dining rooms down and 4 bedrooms up. Private backyard with inviting hot tub. 2 car garage has been converted into additional living space which can be reverted if desired.

				N	RE/MAX Phone: www	eented by: Cvitanov Select Realty 778-926-6464 .nikkicvit.ca @remax.net	vic			s	REFINE Realty
Active R2328980 Board: V House/Single	Family				L Hav	9A AVENUE adner wthorne				Resi	dential Detached \$950,000 (LP) (SP) M
				Mea Dep Lot <i>A</i> Floo Real Coun If ne View Com	d Plain: r Yard Exp: ncil Apprv? ww, GST/HS v: plex / Subo	: ST inc?: :	Bedro Bathr Full E Half I	age (feet) ooms: ooms: Baths: Baths: Baths:	3 2 1	Approx. Age: Zoning: Gross Ta For Tax Tax Inc. P.I.D.: 0 Tour: V	Year: 2018 Utilities?: No 04-588-665 irtual Tour URL
/ater Supply: uel/Heating: utdoor Area: ype of Roof: egal: menities:	Frame - Wood Mixed Concrete Slab S: 2 Natural Gas City/Municipal Forced Air, Natura Fenced Yard, Patie Asphalt 004-588-665 PL N	o(s) IWP7217	73 LT 4 DI	mbing: eplaces: L 139 LD 36		Property Disc.: PAD Rental: Fixtures Leased: Fixtures Rmvd: Floor Finish:	e; Double ansit: Wa Freehold Yes No : No :		Dist. t a	g Access: o School Bu	s: Walking
te Influences eatures: loor fain fain fain fain fain fain bove bove	: Central Location, ClthWsh/Dryr/Fro Type Living Room Dining Room Kitchen Family Room Laundry Eating Area Master Bedroom Bedroom Bedroom	ig/Stve/ Dime 18' 2 13'9 2 14' 2 9' 2 14'6 2 14'6 2 14'9 2 12' 2 10'8 2	DW, Gara nsions (13'9 (9' (10' (9' (10' (12' (12' (12'7 (9'			um Bit. In, Vau	ted Ceili Dimension X X X X X X X X X X X X X X	-	or T	уре	Dimensions x x x x x x x x x x x x
nished Floor nished Floor nished Floor nished Floor nished Floor nfinished Floor rand Total:	(Above): 67 (Below): (Basement): (Total): 1,75 pr: (Total):	7	# of Roor # of Kitch # of Leve Suite: Crawl/Bsr	iens: 1 Is: 2 nt. Height: asement: 0	Beds no	ot in Basement: 3	Bat 1 2 3 4 5 6 7 8	h Floor Main Above Above	2 2 4	Ensuite? No Yes No	Outbuildings Barn: Workshop/Shed: Pool: Garage Sz: Door Height:
This is it! Bea ireplaces, ki	s): Sutton Group Se autiful home with so tchen, family room arage, yard for the	eparate opens o	iving roo nto sunny	south expo	sed back y	vard. Large Masi	er bedro	om with e	ensuite and	2 large be	home features 2 drooms for the family

				N	RE/MAX Phone: www	sented by: Cvitanov (Select Realty 778-926-6464 (.nikkicvit.ca @remax.net	′ic			s	REMA elect ^V Re	alty
A <mark>ctive</mark> R2319745				4		5B STREET				Resi	dential De	tached
Board: V						adner wthorne					\$949,90	
House/Single I	Family					4K 3B9						(SP) M
				Depth Lot A Flood Rear Count If new View: Comp	. Type: n / Size: rea (sq.ft. Plain: Yard Exp: Yard Exp: v, GST/HS lex / Subo	: ST inc?: iv: div: cted: Commun i		ns: ns: ns: ns:	66.00 3 2 1 1	Approx. Age: Zoning: Gross Ta For Tax Tax Inc. P.I.D.: 0 Tour: V	Year: Utilities?: 08-577-3 irtual Tou	1960 58 RS2 \$3,638.83 2018 No 15 Ir URL
	Rancher/Bung					Sewer, W Total Parking: 5	Covered F	Darking	1 Doulsins	Access:		
uel/Heating: outdoor Area:	City/Municipa Forced Air, Na	meter I tural Gas	Reno. Ye R.I. Plum R.I. Firep	ibing: places:		Parking: Garage Dist. to Public Tra Title to Land: F Property Disc.: Y PAD Rental: Fixtures Leased: F Fixtures Rmvd: F Floor Finish:	nsit: Freehold No Yes No :	onStrata		School Bu	s:	
menities:		earby, Marin	a Nearby,		Nearby, S	hopping Nearby						
Main I Main I Main I Main I Main I Main I Main I Main I	Type Living Room Kitchen Eating Area Dining Room Master Bedroon Bedroom Bedroom Storage Foyer	14' x 11'2 x 14'5 x 13'10 x	(13'9 (7'10 (8'4 (13'6 (13'11 (11'4 (11'4 (11' (3'5 (5'4	Floor	Туре		Dimensions X X X X X X X X X X X X X X	Floor	ту	/pe		Dimensions X X X X X X X X X
inished Floor (I inished Floor (I inished Floor (I inished Floor (I inished Floor (I Jnfinished Floor (Above): Below): Basement): Total): r:	L,498 0 0 L,498 sq. ft. 0 L,498 sq. ft.	# of Rooms # of Kitche # of Levels Suite: Non Crawl/Bsmt Beds in Bas Basement:	ns: 1 :: 1 e t. Height: sement: 0	Beds no	ot in Basement: 3	Bath 1 2 3 4 5 6 7	Floor Main Main	# of Pieces 4 2	Ensuite? No No	Out Barn: Workshop Pool: Garage Sz Door Heig	
rand Total:		,					8					

Substantially updated rancher on a quiet street in popular West Ladner! Almost everything has been renovated in this 3 bedroom, one level home including roof, windows, hardwood flooring, newer kitchen w/granite counters, new cabinets, stainless appliances, newer bathrooms, crown mouldings, enclosed single garage, gorgeous stamped concrete driveway and more! Beautifully landscaped, well maintained and ready to move in! Large bedrooms provide loads of space for the downsizer or growing family. 6,600 sq.ft rectangular lot w/ private, fenced backyard plus two entertaining sundecks on the front and back of the house. Just minutes to Ladner Village and only steps to schools, parks, recreation and transit.

			Nikki RE/MA Phone WW	esented by: Cvitanovi X Select Realty : 778-926-6464 w.nikkicvit.ca c@remax.net	ic			s	REFINE Realty
Active R2275012 Board: V House/Single	e Family		Ladne	45 AVENUE Ladner r Elementary /4K 1J8				Resi	dential Detached \$949,800 (LP) (SP) M
			Flood Plain: Rear Yard Exp Council Apprv If new, GST/H View: Complex / Sub	?: IST inc?: No :		rs: ns: is: is: ns:	60.00 4 3 2 1	Approx. Age: Zoning: Gross Ta For Tax Tax Inc. P.I.D.: 0 Tour: V	Year: 2017 Utilities?: No 00-450-596 irtual Tour URL
onstruction: xterior: oundation: ain Screen: enovations: of Fireplaces ireplace Fuel: vater Supply: uel/Heating: utdoor Area: ype of Roof: egal: menities:	 Wood City/Municipal Forced Air Patio(s) & Deck(s) Asphalt 000-450-596PL NWP3 Garden, In Suite Laund 	iry, Workshop	nbing: places: DL 115 LD 36. GROU Attached	Property Disc.: Ye PAD Rental: Fixtures Leased: Ne Fixtures Rmvd: Ne Floor Finish: Mi	usit: 1 BLK eehold No es o : o : ixed	nStrata	Dist. to) Access: F	
ite Influences eatures: 	<i>/</i> 1			gs, Garage Door Op Di shop 1	imensions .3' x 6'			y pe	Dimensions x
Main Main Main Main Main Main Below Below	Kitchen1Dining Room1Family Room1Master Bedroom1Bedroom1Bedroom1Bedroom1Bedroom1Bedroom1Bedroom1Bedroom1Bedroom1Bedroom1Bedroom1	16' x 13' 16' x 9' 22' x 17' 1'5 x 10'5 12' x 12' 12' x 12' 12' x 13'5 13' x 13' 22' x 17'	Main Foyer		0' x 10' 8' x 8' x x x x x x x				x x x x x x x x x
Main Main Main Main Main Main Selow Selow Below Below Inished Floor Inished Floor	Kitchen1Dining Room1Family Room1Badroom1Bedroom1Bedroom1Bedroom1Bedroom1Bedroom1Family Room2(Main):1,918(Above):0(Below):1,384(Basement):0(Total):3,302 sq.	L6' x 9' 22' x 17' 7'5 x 10'5 12' x 12' 12' x 12' 12' x 12' 12' x 13'5 13' x 13' 22' x 17' # of Room # of Kitche # of Level Suite: Una ft. Crawl/Bsm Beds in Ba Basement:	Main Foyer Ins:13 ens: 1 s: 2 iuthorized Suite it. Height: sement: 0 Beds r		8' x 8' x x x x x x	Floor Main Main Below	# of Pieces 2 4 3	Ensuite? Yes No No	x x x x x x x x

addition upstairs and down with lots of newer windows and light. Room for a games room or bring your ideas for a home business or suite. Upstairs has a huge kitchen with eating area plus separate dining room and downstairs could potentially be set up for a rental. Sunny South facing, fenced yard and garden. Three bedrooms up. House has two wood burning fireplaces. Plenty of storage plus a large shed in back yard. One block to schools and bus stop is across street. Call for an appointment to view.

				Ni	RE/MAX Phone: www	ented by: Cvitanov Select Realty 778-926-6464 .nikkicvit.ca @remax.net	ic			s	elect Realty
Active R2318172 Board: V House/Single	Family			56	La Delta	7A AVENUE adner a Manor IK 4B5				Resi	dential Detached \$949,800 (LP) (SP) M
				Flood F Rear Ya Council If new, View: Comple	Type: / Size: a (sq.ft.) lain: ard Exp: GST/HS GST/HS	T inc?:	Frontag Bedroon Bathroo Full Bath Half Bat	ns: ms: ns:	0.00 3 3 3 0	Approx. Age: Zoning: Gross Ta For Tax Tax Inc. P.I.D.: 0	
Vater Supply: uel/Heating: Outdoor Area: ype of Roof:	Frame - Metal Brick, Vinyl Concrete Perime	int io(s)	Reno. Ya R.I. Plur R.I. Fire	nbing: places:		Total Parking: 6 Parking: Garage ; Dist. to Public Tran Title to Land: F i Property Disc.: N PAD Rental: Fixtures Leased: N Fixtures Rmvd: Floor Finish: H	nsit: reehold No o	onStrata	Dist. to) Access: F	
egal: menities: ite Influences: eatures:	Central Location, ClthWsh/Dryr/Fr	, Recreati	on Nearby		earby						
Floor Main Main Main Main Main Above Above	Type Living Room Kitchen Dining Room Eating Area Family Room Laundry Master Bedroom Bedroom Bedroom	Dime 15' > 12' > 12' > 12' > 25' > 8' > 15' > 11' > 10' >	nsions (12' (10' (9' (8'8 (13'9 (6' (11'7 (10'	Floor	Туре	C	imensions X X X X X X X X X X X X	Floor	• Ту	rpe	Dimensions X X X X X X X X X
inished Floor (inished Floor (inished Floor (inished Floor (inished Floor (Infinished Floo irand Total:	Above): 69 Below): Basement):		# of Room # of Kitche # of Levels Suite: Non Crawl/Bsm Beds in Ba Basement:	ens: 1 s: 2 ne t. Height: sement: 0	Beds no	t in Basement: 3	x Bath 1 2 3 4 5 6 7 8	Floor Main Above Above	# of Pieces 3 4 4	Ensuite? No Yes No	Outbuildings Barn: Workshop/Shed: Pool: Garage Sz: Door Height:

				N	RE/MAX Phone: www	eented by: Cvitanov (Select Realty 778-926-6464 .nikkicvit.ca @remax.net	/ic			s	REFINER Gelect ^V Realty
Active R2244537 Board: V House/Single	e Family			9190	L Ea:	R TRUNK R adner st Delta łK 3N3	OAD			Resi	idential Detached \$949,000 (LP) (SP) M
				Depth Lot Ai Flood Rear Cound	Type: / Size:	:	Frontag Bedrooi Bathroo Full Bat Half Ba	oms: hs:	102.00 3 2 2 0	Approx. Age: Zoning: Gross Ta For Tax Tax Inc. P.I.D.: 0	+- /
	Rancher/Bung				lex / Subo					r Access: F	
Vater Supply: uel/Heating:	Natural Gas City/Municipal Forced Air, Nat Fenced Yard, P	ural Gas atio(s) & D	Reno. Y R.I. Plur R.I. Fire eck(s), Su	nbing: places:		Parking: Detac Dist. to Public Tr Title to Land: Property Disc.: PAD Rental: Fixtures Leased: Fixtures Rmvd: Floor Finish:	ansit: Freehold N Yes No :	• •	Dist. to	School Bu	-
Main Main	ClthWsh/Dryr/ Type Kitchen Living Room	Frdg/Stve/ Dime 9' : 18' :	DW, Drap nsions < 8'2 < 11'3			s, Fireplace Inse	Dimensions 12' x 12' 12' x 10'	Door Op	,	wave, Sm	oke Alarm, Windows - Dimensions X X
Main Main Main Main Main	Eating Area Master Bedroon Bedroom Laundry Mud Room Foyer Bedroom	13'62 11'62 8'2 5'2 9'2 14'2	< 8'2 < 10'6 < 8'7 < 10' < 5' < 6' < 11' < 11'				x x x x x x x x x				x x x x x x
Main Below	Family Room		# of Room				Bath 1	Floor Main Below	# of Pieces 4 3	Ensuite? No No	Outbuildings Barn: Workshop/Shed:
Main Below Below Inished Floor Inished Floor Inished Floor Inished Floor Infinished Floor Infinished Floor	(Main): 1, (Above): (Below): 1, (Basement): (Total): 2, or:	.080 0 .080 .160 sq. ft. 0 .160 sq. ft.	# of Kitch # of Level Suite: Crawl/Bsm	s: 2 it. Height: sement: 0	Beds no	ot in Basement: 3	2 3 4 5 6 7 8	Delow	-		Pool: Garage Sz: Door Height:

charming 2100sq.rt. nome sitting on a large 10,891 sq.rt for with city and mountains views. The private south facing backyard comes with a gated deck perfect for lounging in the summers and watching sunsets in the evenings. There is a garage along with ample parking with enough room for a RV / boat, etc. The upper level features an updated kitchen, laundry room, living room with a gas fireplace and two bedrooms. Going down the stairs to the lower level you'll find a flex area, family room with a gas fireplace, bedroom and workshop. The house is very well kept and in fantastic condition. Major updates include the roof, septic, drainage, windows & vinyl siding.

			Nikki RE/MA Phone: WW	esented by: Cvitanov i X Select Realty : 778-926-6464 w.nikkicvit.ca ic@remax.net	ic			S	REMAX elect ^V Rea	alty
ctive			173 6	6A STREET				Resid	dential Det	tached
2329129				awwassen					\$949,00	0 (LP)
louse/Single	e Family			ndary Beach /4L 1M6						(SP) M
		16.2	Sold Date:		Frontage	(feet):	50.00	Original	Price: \$9 4	19.000
AL.			Meas. Type:	Feet	Bedroom		2	-	Year Built:	-
		a laboration	Depth / Size:	99	Bathroon	ns:	1	Age:		999
LAT				t.): 4,963.00	Full Bath	s:	1	Zoning:		RM1
3 447		NA THE	Flood Plain:	, ,	Half Bath	IS:	0	Gross Ta	ixes:	\$4,090.78
Contraction of the second			Rear Yard Exp):				For Tax `	Year:	2018
1		A Con	Council Apprv	?:				Tax Inc.	Utilities?:	No
Carl I		A DECK	If new, GST/H					P.I.D.: 0	01-490-4	27
	You h	- 12 A -	ALL A					Tour: V i	irtual Tou	ır URL
	10 MT	ALL ALL ALL	View:	•						
		In the Kark	Complex / Sub	• odiv:						
-		1	120 - 10 - 10 - 10 - 10 - 10 - 10 - 10 -	ected: Communit	v. Electric	itv. Nat	ural Gas.	Sanitary	Sewer, S	torm
FI	2038	CALL CALL		Sewer, Wa		,,	urur cus,	ounitary		
yle of Home	Rancher/Bungalov	N	- ALC 1.20	Total Parking: 4	Covered P	arking: 0	Parking	Access:		
onstruction:	Frame - Wood			Parking: Open		<u> </u>				
terior: oundation:	Wood Concrete Perimete	ar.		Dist. to Public Trar	ncit:		Dict to	School Bus	c.	
ain Screen:	concrete Perimete	Reno. Y	'ear:	Title to Land: Fr		nStrata	Dist. II	J SCHOOL DU	5.	
enovations:		R.I. Plu	5							
of Fireplace	s: 1 : Natural Gas	R.I. Fire	eplaces:	Property Disc.: Yo PAD Rental:	es					
	City/Municipal			Fixtures Leased: N	o :					
uel/Heating:				Fixtures Rmvd: N	o:					
utdoor Area: ype of Roof:				Floor Finish:						
egal:	PL NWP8198 LT 3	6 DL 30 LD 36. GR	ROUP 2.							
•										
menities: ite Influences	s: Golf Course Nearb ClthWsh/Dryr/Frd		arby, Shopping Nearb	Y						
atures:			Floor Type	D	imensions	Floor	Τ\	/pe		Dimensions
loor	Туре	Dimensions	Тобі Турс	-			• ,			х
loor 1ain	Living Room	17'4 x 13'7	Тобі Турс	-	x		- ,			
iloor 1ain 1ain			Тюбі турс	_			.,			x x
loor 1ain 1ain 1ain 1ain	Living Room Kitchen Dining Room Den	17'4 x 13'7 9'7 x 10'4 8'0 x 6'2 10'5 x 9'10		_	X X X X		.,			x x x
loor Aain Aain Aain Aain Aain	Living Room Kitchen Dining Room Den Master Bedroom	17'4 x 13'7 9'7 x 10'4 8'0 x 6'2 10'5 x 9'10 11'11 x 9'10		_	X X X X X		.,			x x x x
loor Aain Aain Aain Aain Aain	Living Room Kitchen Dining Room Den	17'4 x 13'7 9'7 x 10'4 8'0 x 6'2 10'5 x 9'10		_	X X X X		.,			x x x
iloor Aain Aain Aain Aain Aain	Living Room Kitchen Dining Room Den Master Bedroom	17'4 x 13'7 9'7 x 10'4 8'0 x 6'2 10'5 x 9'10 11'11 x 9'10 11'11 x 9'9 x x		_	x x x x x x x x x x x		.,			x x x x x
loor Aain Aain Aain Aain Aain	Living Room Kitchen Dining Room Den Master Bedroom	17'4 x 13'7 9'7 x 10'4 8'0 x 6'2 10'5 x 9'10 11'11 x 9'10 11'11 x 9'9 x x x x	Those Type	_	x x x x x x x x x x x					x x x x x x
loor Aain Aain Aain Aain Aain	Living Room Kitchen Dining Room Den Master Bedroom Bedroom	17'4 x 13'7 9'7 x 10'4 8'0 x 6'2 10'5 x 9'10 11'11 x 9'10 11'11 x 9'9 x x x x x			x x x x x x x x x x x		# of Pieces	Ensuite?	Outt	x x x x x x
loor Aain Aain Aain Aain Aain nished Floor nished Floor	Living Room Kitchen Dining Room Den Master Bedroom Bedroom (Main): 1,028 (Above): 0	17'4 x 13'7 9'7 x 10'4 8'0 x 6'2 10'5 x 9'10 11'11 x 9'10 11'11 x 9'9 x x x x x x x x x x x x x x x	ns: 6 iens: 1		x x x x x x x x x x x x 1			Ensuite? No	Outt Barn:	x x x x x x x
Floor Main Main Main Main Main Main Main	Living Room Kitchen Dining Room Den Master Bedroom Bedroom (Main): 1,028 (Above): (Below):	17'4 x 13'7 9'7 x 10'4 8'0 x 6'2 10'5 x 9'10 11'11 x 9'10 11'11 x 9'9 x x x x x x x x x x x x x x x x x x	ns: 6 iens: 1 is: 1		x x x x x x x x x x z x z z	Floor	# of Pieces		Barn: Workshop	X X X X X X Duildings
	Living Room Kitchen Dining Room Den Master Bedroom Bedroom (Main): 1,023 (Above): (Below): (Basement): (Data	17'4 x 13'7 9'7 x 10'4 8'0 x 6'2 10'5 x 9'10 11'11 x 9'10 11'11 x 9'9 x x x x x x x x x x x x x x x x x x	ns: 6 iens: 1 is: 1 ne		x x x x x x x x x x x x x 1	Floor	# of Pieces		Barn: Workshop Pool:	x x x x x x x x y y Shed:
Floor Main Main Main Main Main Main Main Main	Living Room Kitchen Dining Room Den Master Bedroom Bedroom (Main): 1,028 (Above): 0 (Below): 0 (Basement): 0 (Total): 1,028	17'4 x 13'7 9'7 x 10'4 8'0 x 6'2 10'5 x 9'10 11'11 x 9'10 11'11 x 9'9 x x x x x x x x x x x x x x x x x x	ns: 6 iens: 1 is: 1 ne nt. Height:	not in Basement: 2	x x x x x x x x x x x x x x x x x x x	Floor	# of Pieces		Barn: Workshop	x x x x x x x y y Shed:
loor Aain Aain Aain Aain Aain Aain Aain Aain	Living Room Kitchen Dining Room Den Master Bedroom Bedroom (Main): 1,028 (Above): 0 (Below): 0 (Basement): 0 (Total): 1,028 or: 0	17'4 x 13'7 9'7 x 10'4 8'0 x 6'2 10'5 x 9'10 11'11 x 9'10 11'11 x 9'9 x x x x x x x x x x x x x x x x x x	ns: 6 iens: 1 is: 1 ne nt. Height: asement: 0 Beds r		x x x x x x x x x x x x x x x x x x x	Floor	# of Pieces		Barn: Workshop, Pool: Garage Sz	x x x x x x x y buildings /Shed:
loor lain lain lain lain lain lain nished Floor nished Floor nished Floor nished Floor	Living Room Kitchen Dining Room Den Master Bedroom Bedroom (Main): 1,028 (Above): 0 (Below): 0 (Basement): 0 (Total): 1,028 or: 0	17'4 x 13'7 9'7 x 10'4 8'0 x 6'2 10'5 x 9'10 11'11 x 9'10 11'11 x 9'9 x x x x x x 8 0 0 8 5 0 8 5 8 5 7 8 7 8 9 7 8 7 8 7 8 7 8 7 8 7 8 9 7 8 7 8	ns: 6 iens: 1 is: 1 ne nt. Height: asement: 0 Beds r		x x x x x x x x x x x x x x x x x x x	Floor	# of Pieces		Barn: Workshop, Pool: Garage Sz	x x x x x x x y buildings /Shed:

Solar House by the sea, just steps from the beach in beautiful Boundary Bay! Completely remodeled in 2008, this lovely 2 bed/1 bath approx 1100 s.f. idyllic cottage offers no more Hydro bills and no more black outs! Other features include hot water on demand, SS appliances, granite counter tops, under-mounted sink, Viking gas range, BBQ hook-up, soaker tub, 100% New Zealand wool carpets with laminate underneath and a cozy fireplace. Quiet and serene, spend your days wind surfing, kayaking, crabbing, swimming, paddle boarding or just soaking up the sun in the extensive, lush, organic, productive gardens. The yard surrounding the home is rich with fruit trees, herbs, berries, perennial flowers, and raised beds for vegetables. Call today to view this incredible and unique property!"

		Nikki RE/MAX Phone: www	sented by: Cvitanov (Select Realty 778-926-6464 ikkicvit.ca @remax.net	ic		s	REFINEX Belect ¹ Realty
Active		1492 GILI	LESPIE ROA	D		Resi	dential Detached
R2329327 Board: V		Tsav	wwassen	-			\$948,888 (LP)
House/Single Family			ch Grove IL 1W1				(SP) M
		Sold Date: Meas. Type: Depth / Size: Lot Area (sq.ft. Flood Plain: Rear Yard Exp: Council Apprv? If new, GST/HS View: Complex / Subo Services Conne	: ST inc?: No : GOLI div: BEACH GE	ROVE	2 5: 1 : 1 : 0	Approx. Age: Zoning: Gross Ta For Tax Tax Inc. P.I.D.: 0 Tour:	+-/
Style of Home: Rancher/Bungalow Construction: Frame - Wood Exterior: Wood Coundation: Concrete Perimeter Rain Screen: Concrete Perimeter Renovations: Frieplaces: # of Fireplaces: 1 Fireplace Fuel: Wood Vater Supply: City/Municipal Fuel/Heating: Forced Air Dutdoor Area: Fenced Yard, Patio(s) Fype of Roof: Asphalt	Reno. Year: R.I. Plumbing: R.I. Fireplaces s)		Total Parking: 3 Parking: Carport Dist. to Public Tran Title to Land: F Property Disc.: Y PAD Rental: Fixtures Leased: N Fixtures Rmvd: N Floor Finish: V	nsit: reehold Non es lo :	C Strata	Parking Access: F Dist. to School Bu	
Amenities: In Suite Laundry Site Influences: Golf Course Nearby, Features:		te Yard, Recreat					
Floor Type Main Kitchen Main Living Room Main Dining Room Main Bedroom Main Master Bedroom	Dimensions Floor 12' x 10' 20' x 12' 12' x 10' 12' x 10' 12' x 10' x x x x x x x	Туре	C	Dimensions X X X X X X X X X X X	Floor	Туре	Dimensions X X X X X X X X X
Finished Floor (Main): Finished Floor (Above): Finished Floor (Below): Finished Floor (Basement): Finished Floor (Total): Unfinished Floor: Grand Total: Listing Broker(s): RE/MAX Treeland	# of Rooms:5 # of Kitchens:1 # of Levels: 1 Suite: None Crawl/Bsmt. Heig Beds in Basemer Basement: None	it: 0 Beds no	ot in Basement: 2	Bath	 Floor # of P Main 4		Outbuildings Barn: Workshop/Shed: Pool: Garage Sz: Door Height:

FANTASTIC LOCATION! ATTENTION INVESTORS & BUILDERS! Here is a RARE OPPORTUNITY to build your dream home WITH A STUNNING GOLF COURSE VIEW & JUST MINUTES FROM THE BEACH in SUNNY BEACH GROVE!! Or bring your UPDATING IDEAS & EASILY TRANSFORM the SOLID, WELL KEPT 1500 sq ft RANCHER into a MODERN DREAM home! FLAT, FENCED 6254 sq ft lot is perfect for enjoying BBQS with friends & a safe haven for kids & dogs to play! INCREDIBLE NEIGHBOURHOOD where pride of ownership is apparent with many gorgeous updated & custom homes! Golf across the street & just minutes to the ocean, shopping, schools, recreation, parks, transit & the ferry terminal! TONS OF POTENTIAL as a holding property, future development or build now! CALL CORBIN TODAY!

		Ni	Presented I kki Cvit RE/MAX Select Phone: 778-92 www.nikkic@rema	anovio Realty 6-6464 vit.ca	C			s	REFINER elect ^V Realty
Active R2329779		4	445 46B ST Ladner	REET				Resi	dential Detached \$948,000 (LP) 😎
Board: V House/Single Family			Ladner Elemer V4K 2M8	ntary					(SP) M
		Depth Lot Ar Flood Rear V Counc If new View: Compl	Type: Fee / Size: 100 ea (sq.ft.): 6,00	00.00 st :	Frontage Bedroom Bathroor Full Bath Half Bath	ns: ns: ns: ns:	60.01 4 2 2 0	Approx. Age: Zoning: Gross Ta For Tax Tax Inc. P.I.D.: 0 Tour:	
ype of Roof: Asphalt	Reno. Y R.I. Plu R.I. Fire (s) Dck(s), Fenced Y LT 499 DL 115 LD 36	mbing: eplaces: ard . GROUP 2.	Parking Dist. to Title to Proper PAD Re Fixture Fixture Floor F	g: Open, RV Public Trans Land: Fre ty Disc.: Yes ental: s Leased: No inish:	iit: 1 bloc ehold No s	Avail. k		g Access: F	ront s: 3 blocks
Floor Type Main Living Room Main Dining Room Main Kitchen Main Bedroom Main Bedroom Main Patio Below Recreation Below Family Room Below Bedroom	Dimensions 14'11 x 12'5 10'10 x 8'11 15'10 x 10'5 12'6 x 10'5 12'5 x 9'2 10'6 x 9'0 16'0 x 14'0 23'3 x 12'2 15'3 x 12'5 12'9 x 10'5	Floor Below Below Below	Type Laundry Foyer Patio Storage	15': 12'! 28'(nensions 3 x 10'5 5 x 7'0 0 x 12'0 0 x 12'0 x x x x x x x x x x x	Floor	Τ	уре	Dimensions X X X X X X X X
Finished Floor (Above): Finished Floor (Below): 1, Finished Floor (Basement): Finished Floor (Total): 2, Jnfinished Floor:	072 # of Roor 0 # of Kitch 019 # of Leve 0 Suite: 091 sq. ft. Crawl/Bsn 0 Basement	ens: 1 ls: 2 nt. Height: asement: 0	Beds not in Bas	sement:4	Bath 1 2 3 4 5 6 7 8	Floor Above Below	# of Pieces 4 3	Ensuite? No No	Outbuildings Barn: Workshop/Shed: Pool: Garage Sz: Door Height:

Top 10 reasons to make this your next home: 1. Spacious 4 bed with living room, family room & recreation room 2. Located in historic & sought-after Port Guichon area 3. Walking distance to town, Ladner market in the summer 4. Big, west-facing, partially covered deck to take advantage of afternoon & evening sun 5. Close to everything—elementary schools, high school, easy access to transit 6. Big open plan kitchen, with a large eat up island 7. Well maintained: newer roof, hot water tank, furnace & external painting 8. Ample parking—driveway can fit four cars or an RV! 9. Close to Tsawwassen Mills and ferries, Point Roberts, only 20 minutes to downtown Vancouver 10. Home has been in the same family until now! Open house Sunday January 20th from 2-4pm. Measurements approx. Buyer to verify.

				r	Nikki RE/MAX Phone: www	sented by: Cvitanov (Select Realty 778-926-6464 v.nikkicvit.ca @remax.net	íc			s	REMIX Belect ^V Rea	lty
Active R2325465 Board: V House/Single	Family				L Hav	HSB AVENUE adner wthorne 4K 0B1	1			Resi	dential Deta \$929,000	
				Mea Dep Lot Floo Rea Cou If n View Con	od Plain: ir Yard Exp: incil Apprv? ew, GST/HS w: nplex / Subo	: ST inc?: No :	Bedroo Bathroo Full Ba Half Ba	oms: ths: ths:	33.50 3 2 1	Approx. Age: Zoning: Gross Ta For Tax Tax Inc. P.I.D.: 0 Tour:	axes: Year: Utilities?: 27-423-5 9	2011 7 CD349 \$3,556.10 2018 No
Euel/Heating: Dutdoor Area: Type of Roof: Legal: Amenities:	Frame - Wood Hardi Plank, Wood Concrete Perimete Full	r c, Radiant (s) DL 116 LC) 36. GF	mbing: eplaces: ROUP 2, TO		ITH AN INTERES	; Single, (insit: Near reehold S (es lo : : .aminate,	trata Other, Wa	Dist. to all/Wall/Mi		s: Near) THE UNIT
Main Main Main Main Above Above Above Above	ClthWsh/Dryr/Frdg Type Living Room Dining Room Kitchen Den Foyer Master Bedroom Walk-In Closet Bedroom Bedroom Walk-In Closet	g/Stve/DV Dimensii 15'1 x 1 12'5 x 6 12'1 x 1 12'5 x 1 7'1 x 9 16'6 x 1 6'8 x 5 9'2 x 1 12'5 x 1 5'8 x 6	ons .2'1 5'6 .5'3 .2'1 0'8 .2'1 5'6 .0'1 .2'2	pactor - Ga Floor Above	Type Attic		/Window Dimensions '11 x 18'8 x x x x x x x x x x x x x x x x x x	Floor		voor Opena /pe		Dimensions X X X X X X X X X X X X X X X
Finished Floor (Finished Floor (Finished Floor (Finished Floor (Finished Floor (Jnfinished Floo Grand Total:	Main): 877 Above): 971 Below): 0 Basement): 0 Total): 1,848 r: 284	4 4 4 4 4 5 5 5 6 6 7 7 7 7 7 7 7 7	of Room of Kitch of Level uite: No r rawl/Bsn	ens: 1 Is: 2 ne nt. Height: asement: 0	Beds no	ot in Basement: 3	Bath 1 2 3 4 5 6 7 8	Floor Main Above Above	# of Pieces 2 4 4	Ensuite? No No Yes	Barn: Workshop/ Pool:	17.5 x 18.
_isting Broker(s	s): RE/MAX Crest Re	alty				R	E/MAX Cro	est Realty				
a home office spacious bed	en Mews! This well r e/den on the main fl rooms; the master v s and town centre. B	loor. A spa with a wall	icious, g k-in-clo	gourmet ki set and sp	tchen with a-like ensu	an island, SS ap	oliances, c	uartz cou	inters and a	a full pant	ry. Upstairs	s has 3

				N	RE/MAX Phone: www	Sented by: Cvitanov (Select Realty 778-926-6464 Minikkicvit.ca S@remax.net	ic			s	REFINE Realty	
Active R2317667 Board: V House/Single	e Family			4	L Ladner	4B AVENUE adner Elementary 4K 1H8				Resi	dential Detached \$929,000 (LP) (SP) M	1
				Depth Lot Ai Flood Rear Count If nev View: Comp	Date: . Type: n / Size: rea (sq.ft. Plain: Yard Exp: cil Apprv? w, GST/HS	Feet 126.6): 7,560.00 South : 5T inc?: No : div:	Frontage Bedroon Bathroo Full Bath Half Bat	ns: ms: ns: hs:	60.00 5 2 2 0	Approx. Age: Zoning: Gross Ta For Tax Tax Inc. P.I.D.: 0 Tour:	····· +-/	.76
onstruction: xterior: oundation: ain Screen: enovations: of Fireplace ireplace Fuel vater Supply: uel/Heating:	Vinyl Concrete Perimete No s: 2 Natural Gas City/Municipal Forced Air, Natural Balcny(s) Patio(s)	Gas Dck(s)	Reno. Ya R.I. Plur R.I. Fire 5 LT 308	nbing: places:	36. GROU		nsit: 1 BLK reehold No es o : o :	onStrata		g Access: F o School Bu sed		
ite Influences eatures: 	S: Central Location, P ClthWsh/Dryr/Frdg Type Living Room Dining Room Kitchen Eating Area Master Bedroom Bedroom		W, Stora ions 12'6 9' 9' 7' 10'4	ge Shed Floor Below Below Below	Type Bedroo Bedroo Foyer	om 1 om 9	imensions L1' x 9' V'6 x 8'6 8' x 6' x x x x x	Floor	. Т <u>у</u>	/pe	Dimension x x x x x x x x	ns
Main Below Below inished Floor inished Floor inished Floor	Bedroom Living Room Kitchen Eating Area (Main): 1,034 (Above): 0 (Below): 1,010 (Basement): 0 (Total): 2,044 or: 0	9'6 x 9 16'6 x 1 12' x 6 9' x 7 9' x 7 5 sq. ft. C B	9' 12'6 5' 7' ¢ of Room ¢ of Room ¢ of Levels Guite: Leg Crawl/Bsm Beds in Ba	ens: 2 5: 2		ot in Basement: 5 r ate Entry	x x x x x x x x x x x x x x x x x x x	Floor Main Below	# of Pieces 4 4	Ensuite? No No	X X Outbuildings Barn:	10'
urn key ho Jpstairs has	(s): Sutton Group Sea me with legal 2 bedro a newer kitchen and itchen, living, dining	oom suite I applianc	Fabulo ces ,new	bathroom a	nd 3 good	sized bedrooms.	. Downsta	irs is a g	reat 2 bedr	oom suite	with new bath and	d

			Nikki RE/MA) Phone: WWW	sented by: Cvitanov K Select Realty 778-926-6464 v.nikkicvit.ca :@remax.net	ic			s	REMEX elect ^V Realty
Active R2332194 Board: V House/Single Family			L Hav	AZEL COURT adner wthorne 4K 4G9				Resi	dential Detached \$899,900 (LP) (SP) M
			Sold Date: Meas. Type: Depth / Size: Lot Area (sq.ft. Flood Plain: Rear Yard Exp: Council Apprv? If new, GST/HS View: Complex / Subo	Feet IRR): 5,263.00 : ST inc?: No :	Frontage Bedroom Bathroom Full Bath Half Bath	s: ns: s: is:	31.00 2 2 0	Approx. Age: Zoning: Gross Ta For Tax Tax Inc. P.I.D.: 0 Tour:	Year: 2018 Utilities?: No 02-401-525
Amenities: Site Influences: Central Loca	d b aal adiant Patio(s) 3 LT 127 DL : tion, Cul-de-S	ac, Private Y	ing: aces: ROUP 2.	rby	nsit: NEAR reehold Noi es lo : ile, Wall/W	nStrata	Dist. to) Access: F	
Floor Type Main Kitchen Main Dining Room Main Living Room Main Master Bedroo Main Bedroom	Dime 9' 5 20'4 5 50 11'10 5 9'5 5	nsions Fla x 15' x 9'4 x 16' x 17'6 x 9'11 x x x x x x x x	oor Type		Dimensions X X X X X X X X X X X	Floor	Ту	/ре	Dimensions X X X X X X X X X
Finished Floor (Main): Finished Floor (Above): Finished Floor (Below): Finished Floor (Basement): Finished Floor (Total): Unfinished Floor: Grand Total:	1,223 0 0 1,223 sq. ft. 0 1,223 sq. ft.	# of Rooms: # of Kitchens # of Levels: Suite: None Crawl/Bsmt. Beds in Base Basement: N	s: 1 1 Height: ment: 0 Beds no	ot in Basement: 2	X Bath 1 2 3 4 5 6 7 8	Floor # Main Main	of Pieces 4 3	Ensuite? Yes No	Outbuildings Barn: Workshop/Shed: Pool: Garage Sz: 13'3 X 19' Door Height:
Listing Broker(s): RE/MAX Pr	ogroup Realty	/		RE	/MAX Prog	roup Rea	lty		
Custom built 2 bedroom ra accessible plan with tile flo garage. Plenty of parking in hedge and spacious patio. retirees.	ors, wide hal ncluding spac	ls, a large ma e for RV or b	ain and ensuite bat loat and matching s	hrooms, open co shed with water.	ncept kitche Entertainm	en and fa ent sized	mily roon yard with	n area and h mature l	over-sized single andscaping, privacy

			Nikki RE/MAJ Phone: WWW	sented by: Cvitanov K Select Realty 778-926-6464 J.nikkicvit.ca ©remax.net	/ic			s	REFINER elect Realty
Active R2307644 Board: V House/Single	e Family		Tsa Bea	NCAN DRIV wwassen ch Grove 4L 1R3	E			Resi	dential Detached \$899,000 (LP) (SP) M
			Sold Date: Meas. Type: Depth / Size: Lot Area (sq.ft Flood Plain: Rear Yard Exp Council Apprv? If new, GST/H: View: Complex / Sub	Feet 125 .): 6,631.00 : West : ST inc?: : div:	Frontage Bedroom Bathroon Full Bath Half Bath	s: ns: s: s:	50.00 2 1 1 0	Approx. Age: Zoning: Gross Ta For Tax Tax Inc. P.I.D.: 0 Tour:	·····
uel/Heating: outdoor Area: ype of Roof: egal:	Frame - Wood Aluminum Concrete Slab s: 1 : Wood City/Municipal Forced Air Patio(s)	Reno. Yea R.I. Pluml R.I. Firepl 4746 LT 6 BLK 1	bing: aces:		rt; Single ansit: Freehold Nor Yes No :	nStrata	-	Access: F	
imenities: Site Influence Seatures:	s: Central Location, Golf	Course Nearby,	Private Yard, Recre	eation Nearby					
Floor Main Main Main Main Main	Living Room Dining Room Bedroom	Dimensions F 10' x 10' 10' x 10' 10' x 10' 10' x 10' 10' x 10' x 10' x x x x x x x x x x	loor Type		Dimensions X X X X X X X X X X X X	Floor	Τy	pe	Dimensions X X X X X X X X X X
Finished Floor Finished Floor Finished Floor Finished Floor Finished Floor Jnfinished Flo Grand Total:	(Above): 0 (Below): 0 (Basement): 0 (Total): 960 sq	Beds in Base Basement:	is: 1 1 Height: ement: 0 Beds n	ot in Basement: 2	Bath 1 2 3 4 5 6 7 8	Floor Main	# of Pieces 4	Ensuite? No	Outbuildings Barn: Workshop/Shed: Pool: Garage Sz: Door Height:
BUILDER AL	(s): Sutton Group Seafain ERT! Come build your dr ches, off leash dog park al lot and make it your fo	ream home on t and walking tri		West facing bac		walking	distance to		

		Nikki RE/MA Phone WW	esented by: Cvitanovi X Select Realty : 778-926-6464 w.nikkicvit.ca c@remax.net	с			s	elect ¹ Realty
Active R2319327 Board: V House/Single Family		Tsaw Tsaw	6A STREET awwassen wassen East /4L 1Y6				Resi	dential Detached \$898,800 (LP) (SP) M
		Flood Plain: Rear Yard Exp Council Apprv If new, GST/H View: Complex / Sub	?: IST inc?: No :	Frontage Bedroon Bathroon Full Bath Half Bath	ns: ms: ns: hs:	81.00 4 2 2 0	Approx. Age: Zoning: Gross Ta For Tax Tax Inc.	
tyle of Home: 3 Storey onstruction: Frame - Woo wood bundation: Concrete Per ain Screen: enovations: of Fireplaces: 1 replace Fuel: Electric <i>(ater Supply:</i> City/Municip uel/Heating: Forced Air tudoor Area: Fenced Yard type of Roof: Tar & Gravel egal: PL NWP1943 menities: Garden, In St	imeter Reno. ^ R.I. Plu R.I. Fir al 8 LT 45 LD 36 SEC 11	ımbing: eplaces:	Property Disc.: Ye PAD Rental: Fixtures Leased: No Fixtures Rmvd: No	Multiple sit: 1 Blk eehold No s	Parking: 2 onStrata	_) Access: R	
Floor Type Main Living Room Main Kitchen Main Dining Room Below Family Room Below Bedroom Below Foyer Below Laundry Above Master Bedroom	10'9 x 9'6	Floor Type	Dir	mensions X X X X X X X X X X	Floor	Ту	/pe	Dimensions x x x x x x x x x x x x x
Above Bedroom inished Floor (Main): inished Floor (Above): inished Floor (Below): inished Floor (Basement): inished Floor (Total):		nens: 1 els: 3 ne nt. Height: asement: 0 Beds r	not in Basement: 4	x Bath 1 2 3 4 5 6 7	Floor Above Above	# of Pieces 4 4	Ensuite? No Yes	Outbuildings Barn: Workshop/Shed: Pool: Garage Sz: Door Height:

Great 4 Bedroom 2 bath 3 level split home with a nice outdoor deck on a nicely landscaped yard for you and or you children and pets to roam around in. Home has been well maintained. Close to South park School with option to a french immersion learning. Close to South Delta Secondary School. Walking distance to shopping, schools, beach, and on the Transit route. Close to USA border. Don't missed out Contact listing agent for viewing. OPEN HOUSE SAT. DEC 8TH 2:30-4PM

			Ni	Presented by: kki Cvita RE/MAX Select Re Phone: 778-926-6 www.nikkicvit.c nikkic@remax.n	alty 464 ca			s	REMAX Select ^V Re	alty
ctive			5	775 16 AVEN	IUE			Resi	idential Det	ached
2 317249 oard: V				Tsawwassen					\$889,00	0 (LP)
louse/Single Far	nily			Beach Grove V4L 1G8						(SP) M
			Sold D			age (feet):		-	Price: \$95	
*		30 State	Meas. Depth		Bedro	ooms: ooms:	4 3	Approx. Age:	Year Built:	1967 52
A.	the state of the			/ Size: 110 ea (sq.ft.): 7,707. 0			3 1	Age: Zoning:		52 RM 1
	THE WEAK		Flood I	, .	Half E		2	Gross Ta		
		C. A				bauns:	2	For Tax		\$3,746.5
				ard Exp:						2018
				Apprv?:					Utilities?:	
A CONTRACTOR	Carling and	in the second	If new	, GST/HST inc?:				-	02-637-3	
and the second s	A CARL		No. of Concession, Name						irtual Tou	UKL
ain Screen: enovations: of Fireplaces: 2	atural Gas	Reno. Y R.I. Plu R.I. Fire		Title to La Property D PAD Renta		NonStrata	I			
utdoor Area: Ba ype of Roof: As	orced Air, Natural (alcny(s) Patio(s) D sphalt	Ock(s)			eased: No : mvd: No : h: Hardwoo	d, Vinyl/Li	noleum, Wa	all/Wall/M	lixed	
/ater Supply: Cit uel/Heating: Fo utdoor Area: Ba ype of Roof: As egal: PL menities: In te Influences: Ce eatures: Clt	orced Air, Natural (alcny(s) Patio(s) D sphalt NWP19638 LT 20 Suite Laundry, St entral Location, Go thWsh/Dryr/Frdg	ock(s) DL 170 LD 36. corage, Swirlpoo olf Course Nearb /Stve/DW, Drap	ol/Hot Tub, Wo	Fixtures R Floor Finis	mvd: No : h: Hardwoo rby, Shopping Spa/Swirlpool	Nearby				
/ater Supply: Cit uel/Heating: Fo utdoor Area: Ba ype of Roof: As egal: PL menities: In te Influences: Ch eatures: Ch floor Typ	orced Air, Natural (alcny(s) Patio(s) D sphalt . NWP19638 LT 20 a Suite Laundry, St entral Location, Go thWsh/Dryr/Frdg	ock(s) DL 170 LD 36. corage, Swirlpoo off Course Nearb /Stve/DW, Drap Dimensions	ol/Hot Tub, Wo oy, Private Yar oes/Window C Floor	Fixtures Ri Floor Finis orkshop Attached d, Recreation Nea overings, Hot Tub	mvd: No : h: Hardwoo rby, Shopping Spa/Swirlpool Dimensior	Nearby		all/Wall/M		Dimensions
/ater Supply: Citizel/Heating: Juel/Heating: Foutdoor Area: utdoor Area: Baype of Roof: agal: PL menities: In te Influences: Citizet tatures: Citizet door Typ Main Livit	orced Air, Natural (alcny(s) Patio(s) D sphalt NWP19638 LT 20 Suite Laundry, St entral Location, Go thWsh/Dryr/Frdg oe ing Room	Dck(s) DL 170 LD 36. corage, Swirlpoo Df Course Nearb /Stve/DW, Drap Dimensions 20'3 x 14'2	ol/Hot Tub, Wo oy, Private Yar oes/Window C Floor Below	Fixtures Ri Floor Finis orkshop Attached d, Recreation Nea coverings, Hot Tub Type Laundry	mvd: No : h: Hardwoo rby, Shopping Spa/Swirlpool Dimensior 12'10 x 7'2	Nearby				x
/ater Supply: Citizel/Heating: uel/Heating: Foutdoor Area: utdoor Area: Bayeo f Roof: egal: PL menities: In te Influences: Cetee eatures: Classification floor Typ flain Livit Main Din	orced Air, Natural (alcny(s) Patio(s) D sphalt . NWP19638 LT 20 a Suite Laundry, St entral Location, Go thWsh/Dryr/Frdg	ock(s) DL 170 LD 36. corage, Swirlpoo off Course Nearb /Stve/DW, Drap Dimensions	ol/Hot Tub, Wo oy, Private Yar oes/Window C Floor	Fixtures Ri Floor Finis orkshop Attached d, Recreation Nea overings, Hot Tub	mvd: No : h: Hardwoo rby, Shopping Spa/Swirlpool Dimensior	Nearby				
/ater Supply: Citizel/Heating: uel/Heating: Foutdoor Area: utdoor Area: Bayes egal: PL menities: In te Influences: Cetee catures: Chain Cloor Typ Main Livit Main Kitot Main Eat	orced Air, Natural (alcny(s) Patio(s) D sphalt - NWP19638 LT 20 a Suite Laundry, St entral Location, Go thWsh/Dryr/Frdg or ing Room ing Room chen cing Area	DL 170 LD 36. DDL 170 LD 36. Corage, Swirlpoo Dif Course Neart /Stve/DW, Drap Dimensions 20'3 x 14'2 10'1 x 8'4 9'8 x 8'3 9'8 x 8'	ol/Hot Tub, Wo oy, Private Yar oes/Window C Floor Below	Fixtures Ri Floor Finis orkshop Attached d, Recreation Nea coverings, Hot Tub Type Laundry	nvd: No : h: Hardwoo rby, Shopping Spa/Swirlpool Dimensior 12'10 x 7'2 11'9 x 8'3 x x	Nearby				x x x x
/ater Supply: Cit uel/Heating: Fo utdoor Area: Ba ype of Roof: As egal: PL menities: In te Influences: Ce eatures: Ch floor Typ Aain Din Aain Eature Main Eature Main Kitte Main Eature Main Eature Main Kitte Main Main Main Main	orced Air, Natural (alcny(s) Patio(s) D sphalt - NWP19638 LT 20 a Suite Laundry, St entral Location, Go thWsh/Dryr/Frdg, be ing Room ing Room chen chen cing Area ster Bedroom	DL 170 LD 36. DDL 170 LD 36. Corage, Swirlpoo Dif Course Neart /Stve/DW, Drag Dimensions 20'3 x 14'2 10'1 x 8'4 9'8 x 8'3 9'8 x 8' 12'8 x 11'7	ol/Hot Tub, Wo oy, Private Yar oes/Window C Floor Below	Fixtures Ri Floor Finis orkshop Attached d, Recreation Nea coverings, Hot Tub Type Laundry	nvd: No : h: Hardwoo rby, Shopping Spa/Swirlpool Dimensior 12'10 x 7'2 11'9 x 8'3 x x x	Nearby				x x x x x x
/ater Supply: Cit Jul/Heating: Fo utdoor Area: Ba ype of Roof: As egal: PL menities: In te Influences: Ce eatures: Ch door Typ Aain Din Aain Ba Aain Ba Aain Ba Aain Ba Aain Bac	orced Air, Natural (alcny(s) Patio(s) D sphalt NWP19638 LT 20 Suite Laundry, St entral Location, Go thWsh/Dryr/Frdg oe ing Room ing Room chen chen ster Bedroom droom	DL 170 LD 36. DDL 170 LD 36. corage, Swirlpoo Dif Course Neart /Stve/DW, Drap Dimensions 20'3 x 14'2 10'1 x 8'4 9'8 x 8'3 9'8 x 8' 12'8 x 11'7 12' x 9'2 10'1 x 9'1	ol/Hot Tub, Wo oy, Private Yar oes/Window C Floor Below	Fixtures Ri Floor Finis orkshop Attached d, Recreation Nea coverings, Hot Tub Type Laundry	nvd: No : h: Hardwoo rby, Shopping Spa/Swirlpool Dimensior 12'10 x 7'2 11'9 x 8'3 x x	Nearby				x x x x
/ater Supply: Cit uel/Heating: Fo utdoor Area: Ba ype of Roof: As egal: PL menities: In te Influences: Ce eatures: Clt cloor Typ Aain Livi Aain Ba Aain Ba Aain Be Ba Selow	orced Air, Natural (alcny(s) Patio(s) D sphalt NWP19638 LT 20 Suite Laundry, St entral Location, Go thWsh/Dryr/Frdg ore ing Room hing Room chen chen ster Bedroom droom droom mily Room	DL 170 LD 36. DDL 170 LD 36. corage, Swirlpoo Dif Course Neart /Stve/DW, Drap Dimensions 20'3 x 14'2 10'1 x 8'4 9'8 x 8'3 9'8 x 8' 12'8 x 11'7 12' x 9'2 10'1 x 9'1 17'2 x 12'1	ol/Hot Tub, Wo oy, Private Yar oes/Window C Floor Below	Fixtures Ri Floor Finis orkshop Attached d, Recreation Nea coverings, Hot Tub Type Laundry	mvd: No : h: Hardwoo Spa/Swirlpool Dimensior 12'10 x 7'2 11'9 x 8'3 x x x x x x x x x	Nearby				x x x x x x
ater Supply: Citizel/Heating: Jel/Heating: Foutdoor Area: Bargal: PL menities: In te Influences: Citizel te Influences: Citizel loor Typ fain Livit fain Kitt fain Bargain fain Bargain f	orced Air, Natural (alcny(s) Patio(s) D sphalt NWP19638 LT 20 Suite Laundry, St entral Location, Go thWsh/Dryr/Frdg, or ing Room ting Room chen ting Area ster Bedroom droom droom	DL 170 LD 36. DDL 170 LD 36. corage, Swirlpoo Dif Course Neart /Stve/DW, Drap Dimensions 20'3 x 14'2 10'1 x 8'4 9'8 x 8'3 9'8 x 8' 12'8 x 11'7 12' x 9'2 10'1 x 9'1	ol/Hot Tub, Wo oy, Private Yar oes/Window C Floor Below	Fixtures Ri Floor Finis orkshop Attached d, Recreation Nea coverings, Hot Tub Type Laundry	nvd: No : h: Hardwoo spa/Swirlpool Dimensior 12'10 x 7'2 11'9 x 8'3 x x x x x x x x x x x	Nearby				x x x x x x x
/ater Supply: Cit Jel/Heating: Fo utdoor Area: Ba ype of Roof: As egal: PL menities: In ite Influences: Ce eatures: Ch dain Livi Aain Bat Aain Bat Aain Bat Batom Fo Batom Fo Batom Eat Batom Batom Batom Batom <t< td=""><td>orced Air, Natural (alcny(s) Patio(s) D sphalt NWP19638 LT 20 Suite Laundry, St entral Location, Go thWsh/Dryr/Frdg ing Room ing Room chen ster Bedroom droom droom droom nily Room droom</td><td>DL 170 LD 36. DDL 170 LD 36. corage, Swirlpoo Dif Course Neart /Stve/DW, Drap Dimensions 20'3 x 14'2 10'1 x 8'4 9'8 x 8'3 9'8 x 8'3 9'8 x 8'3 9'8 x 8'3 9'8 x 8'3 9'8 x 8'3 12'8 x 11'7 12' x 9'2 10'1 x 9'1 17'2 x 12'1 12'7 x 9'2 16'7 x 7'10</td><td>ol/Hot Tub, Wo oy, Private Yar oes/Window C Floor Below Below</td><td>Fixtures Ri Floor Finis orkshop Attached d, Recreation Nea coverings, Hot Tub Type Laundry</td><td>mvd: No : h: Hardwoo Spa/Swirlpool Dimensior 12'10 x 7'2 11'9 x 8'3 x x x x x x x x x</td><td>Nearby Ins Floor 2</td><td></td><td>ype</td><td></td><td>x x x x x x x x x</td></t<>	orced Air, Natural (alcny(s) Patio(s) D sphalt NWP19638 LT 20 Suite Laundry, St entral Location, Go thWsh/Dryr/Frdg ing Room ing Room chen ster Bedroom droom droom droom nily Room droom	DL 170 LD 36. DDL 170 LD 36. corage, Swirlpoo Dif Course Neart /Stve/DW, Drap Dimensions 20'3 x 14'2 10'1 x 8'4 9'8 x 8'3 9'8 x 8'3 9'8 x 8'3 9'8 x 8'3 9'8 x 8'3 9'8 x 8'3 12'8 x 11'7 12' x 9'2 10'1 x 9'1 17'2 x 12'1 12'7 x 9'2 16'7 x 7'10	ol/Hot Tub, Wo oy, Private Yar oes/Window C Floor Below Below	Fixtures Ri Floor Finis orkshop Attached d, Recreation Nea coverings, Hot Tub Type Laundry	mvd: No : h: Hardwoo Spa/Swirlpool Dimensior 12'10 x 7'2 11'9 x 8'3 x x x x x x x x x	Nearby Ins Floor 2		ype		x x x x x x x x x
/ater Supply: Citizel/Heating: uel/Heating: Foutdoor Area: utdoor Area: Bayes egal: PL menities: In te Influences: Ce eadures: Cli cloor Typ Aain Livi Aain Bayes Aain Bayes Bayes Cli cloor Typ Aain Bayes Bain Bayes Bayes Bayes Bayes Cli cloor Typ Aain Bayes Bain Bayes Bain Bayes Balow Cli Balow Cli <td>Alternation of the second seco</td> <td>DL 170 LD 36. DDL 170 LD 36. DDL 170 LD 36. DIF Course Neart /Stve/DW, Drap Dimensions 20'3 x 14'2 10'1 x 8'4 9'8 x 8'3 9'8 x 8' 12'8 x 11'7 12' x 9'2 10'1 x 9'1 17'2 x 12'1 12'7 x 9'2 16'7 x 7'10 # of Roor # of Kitch</td> <td>bl/Hot Tub, Wo by, Private Yar bes/Window C Floor Below Below Below</td> <td>Fixtures Ri Floor Finis orkshop Attached d, Recreation Nea coverings, Hot Tub Type Laundry</td> <td>mvd: No : h: Hardwoo rby, Shopping Spa/Swirlpool Dimensior 12'10 x 7'2 11'9 x 8'3 x x x x x x x x x x x x x</td> <td>Nearby Ins Floor B Floor Main</td> <td>r Tr # of Pieces 4</td> <td>ype Ensuite? No</td> <td></td> <td>x x x x x x x x x</td>	Alternation of the second seco	DL 170 LD 36. DDL 170 LD 36. DDL 170 LD 36. DIF Course Neart /Stve/DW, Drap Dimensions 20'3 x 14'2 10'1 x 8'4 9'8 x 8'3 9'8 x 8' 12'8 x 11'7 12' x 9'2 10'1 x 9'1 17'2 x 12'1 12'7 x 9'2 16'7 x 7'10 # of Roor # of Kitch	bl/Hot Tub, Wo by, Private Yar bes/Window C Floor Below Below Below	Fixtures Ri Floor Finis orkshop Attached d, Recreation Nea coverings, Hot Tub Type Laundry	mvd: No : h: Hardwoo rby, Shopping Spa/Swirlpool Dimensior 12'10 x 7'2 11'9 x 8'3 x x x x x x x x x x x x x	Nearby Ins Floor B Floor Main	r Tr # of Pieces 4	ype Ensuite? No		x x x x x x x x x
/ater Supply: Citizel/Heating: uel/Heating: Foutdoor Area: utdoor Area: Baye aype of Roof: As egal: PL menities: In te Influences: Ceta eloor Typ Aain Livi Aain Bat Aain Bat Batom Ceta Batom Ceta Batom Ceta Batom Ceta Batom Eata Aain Batom Batom Batom Batom Batom Balow Batom<	Alcny(s) Patio(s) D Sphalt NWP19638 LT 20 Suite Laundry, St entral Location, Go thWsh/Dryr/Frdg, De ing Room chen chen chen chen chen droom droom droom lity in): 1,249 Dve): 0 ow): 986	DL 170 LD 36. DDL 170 LD 36. DIT Course Nearth /Stve/DW, Drap Dimensions 20'3 x 14'2 10'1 x 8'4 9'8 x 8'3 9'8 x 8' 12'8 x 11'7 12' x 9'2 10'1 x 9'1 17'2 x 12'1 12'7 x 9'2 16'7 x 7'10 # of Roor # of Kitch # of Leve	hol/Hot Tub, Wo by, Private Yar bes/Window C Floor Below Below Below selow selow selow 12 tens: 1	Fixtures Ri Floor Finis orkshop Attached d, Recreation Nea coverings, Hot Tub Type Laundry	rby, Shopping Spa/Swirlpool Dimensior 12'10 x 7'2 11'9 x 8'3 x x x x x x x x x x x x x x x x x x x	Nearby Ins Floor B Floor Main Main	# of Pieces 4 2	Ensuite?	Outt Barn: Workshop,	X X X X X X X Duildings
/ater Supply: Citizel/Heating: uel/Heating: Foutdoor Area: utdoor Area: Bayeo f Roof: agal: PL menities: In te Influences: Ce eatures: Cli cloor Typ Aain Livi Aain Eatures: Aain Bae Bain Bae Balow Faar Balow Bae Balow </td <td>Alcny(s) Patio(s) D Sphalt Alcny(s) Patio(s) D Sphalt Alvertised State Content Suite Laundry, State Content Suite Laundry, State Content State Content</td> <td>DL 170 LD 36. DDL 170 LD 36. corage, Swirlpoo Dif Course Neart /Stve/DW, Drap Dimensions 20'3 x 14'2 10'1 x 8'4 9'8 x 8'3 9'8 x 8' 12'8 x 11'7 12' x 9'2 10'1 x 9'1 17'2 x 12'1 12'7 x 9'2 16'7 x 7'10 # of Roor # of Kitch # of Leve Suite: No</td> <td>bl/Hot Tub, Wo by, Private Yar bes/Window C Floor Below Below Below Below 14:: 2 ne</td> <td>Fixtures Ri Floor Finis orkshop Attached d, Recreation Nea coverings, Hot Tub Type Laundry</td> <td>mvd: No : h: Hardwoo rby, Shopping Spa/Swirlpool Dimensior 12'10 x 7'2 11'9 x 8'3 x x x x x x x x x x x x x</td> <td>Nearby Ins Floor B Floor Main</td> <td>r Tr # of Pieces 4</td> <td>ype Ensuite? No</td> <td>Outt Barn: Workshop, Pool:</td> <td>x x x x x x x x y uildings /Shed:</td>	Alcny(s) Patio(s) D Sphalt Alcny(s) Patio(s) D Sphalt Alvertised State Content Suite Laundry, State Content Suite Laundry, State Content State Content	DL 170 LD 36. DDL 170 LD 36. corage, Swirlpoo Dif Course Neart /Stve/DW, Drap Dimensions 20'3 x 14'2 10'1 x 8'4 9'8 x 8'3 9'8 x 8' 12'8 x 11'7 12' x 9'2 10'1 x 9'1 17'2 x 12'1 12'7 x 9'2 16'7 x 7'10 # of Roor # of Kitch # of Leve Suite: No	bl/Hot Tub, Wo by, Private Yar bes/Window C Floor Below Below Below Below 14:: 2 ne	Fixtures Ri Floor Finis orkshop Attached d, Recreation Nea coverings, Hot Tub Type Laundry	mvd: No : h: Hardwoo rby, Shopping Spa/Swirlpool Dimensior 12'10 x 7'2 11'9 x 8'3 x x x x x x x x x x x x x	Nearby Ins Floor B Floor Main	r Tr # of Pieces 4	ype Ensuite? No	Outt Barn: Workshop, Pool:	x x x x x x x x y uildings /Shed:
/ater Supply: Citizel/Heating: uel/Heating: Foutdoor Area: utdoor Area: Ba ype of Roof: As egal: PL menities: In te Influences: Ce eatures: Clti door Typ Main Livi Main Kito Main Ba Balow Faa Below Ba Below Util nished Floor (Mai Nashed Floor (Abc nished Floor (Bas Floor (Bas	Alcny(s) Patio(s) D Sphalt Alcny(s) Patio(s) D Sphalt Alvertised State Content Suite Laundry, State Content Suite Laundry, State Content State Content	DL 170 LD 36. DDL 170 LD 36. corage, Swirlpoo Dif Course Neart /Stve/DW, Drap Dimensions 20'3 x 14'2 10'1 x 8'4 9'8 x 8'3 9'8 x 8' 12'8 x 11'7 12' x 9'2 10'1 x 9'1 17'2 x 12'1 12'7 x 9'2 16'7 x 7'10 # of Roor # of Kitch # of Leve Suite: No sq. ft. Crawl/Bsr	hol/Hot Tub, Wo by, Private Yar bes/Window C Floor Below Below Below selow selow selow 12 tens: 1	Fixtures Ri Floor Finis orkshop Attached d, Recreation Nea coverings, Hot Tub Type Laundry	rby, Shopping Spa/Swirlpool Dimension 12'10 x 7'2 11'9 x 8'3 x x x x x x x x x x x x x x x x x x x	Nearby Ins Floor B Floor Main Main	# of Pieces 4 2	Ensuite?	Outt Barn: Workshop,	x x x x x x x x yuildings /Shed:
/ater Supply: Cit Juel/Heating: Fo Juel/Heating: Fo utdoor Area: Ba ype of Roof: As egal: PL menities: In ite Influences: Ce catures: Ch dain Livi dain Kite Aain Bec Below Gain Below Bec Below Util nished Floor (Main Ished nished Floor (Bea Floor (Bea nished Floor (Bea Stor (Bas nished Floor (Bas Stor (Tot nfinished Floor: Tot	Alcny(s) Patio(s) D Sphalt NWP19638 LT 20 Suite Laundry, St entral Location, Go thWsh/Dryr/Frdg De ing Room ing Room chen ster Bedroom droom droom lity in): 1,249 ove): 0 ow): 986 sement): 0 2,235	DL 170 LD 36. Corage, Swirlpoo Dlf Course Nearth /Stve/DW, Drag Dimensions 20'3 x 14'2 10'1 x 8'4 9'8 x 8'3 9'8 x 8' 12'8 x 11'7 12' x 9'2 10'1 x 9'1 17'2 x 12'1 12'7 x 9'2 16'7 x 7'10 # of Roor # of Roor # of Kitch # of Roor # of Roor	hl/Hot Tub, Wo by, Private Yar bes/Window C Floor Below Below Below Below Below 1 ds: 2 ne mt. Height: asement: 0	Fixtures Ri Floor Finis Floor Finis Floor Finis Type Laundry Foyer	nvd: No : h: Hardwoo Spa/Swirlpool Dimensior 12'10 x 7'2 11'9 x 8'3 x x x x x x x x x x x x x x x x x x x	Nearby Ins Floor B Floor Main Main	# of Pieces 4 2	Ensuite?	Outt Barn: Workshop, Pool: Garage Sz	x x x x x x x x yuildings /Shed:
ater Supply: Cit el/Heating: Fo utdoor Area: Ba gaga: PL nenities: In te Influences: Ce tatures: Cit lain Livi lain Livi lain Kitc lain Bec elow Fan elow Fan elow Bac elow Util nished Floor (Mai nished Floor (Bas nished Floor (Tot	Alcny(s) Patio(s) D Sphalt Alcny(s) Patio(s) D Sphalt Alvertised State Content Suite Laundry, State Content Suite Laundry, State Content State Content	DL 170 LD 36. Corage, Swirlpoo Dlf Course Nearth /Stve/DW, Drag Dimensions 20'3 x 14'2 10'1 x 8'4 9'8 x 8'3 9'8 x 8' 12'8 x 11'7 12' x 9'2 10'1 x 9'1 17'2 x 12'1 12'7 x 9'2 16'7 x 7'10 # of Roor # of Roor # of Kitch # of Roor # of Roor	hl/Hot Tub, Wo by, Private Yar bes/Window C Floor Below Below Below Below Below 1 ds: 2 ne mt. Height: asement: 0	Fixtures Ri Floor Finis Floor Finis Floor Finis Type Laundry Foyer	rby, Shopping Spa/Swirlpool Dimension 12'10 x 7'2 11'9 x 8'3 x x x x x x x x x x x x x x x x x x x	Nearby Ins Floor B Floor Main Main	# of Pieces 4 2	Ensuite?	Outt Barn: Workshop, Pool: Garage Sz	x x x x x x x yuildings /Shed:

Great solid 2 level in Beach Grove offers a nice view looking onto Beach Grove Golf Course from awesome spacious covered deck with natural gas heater perfect for entertaining all year round. Home features 3 bedrooms up and 1 bedroom down with ideal suite potential. Also offers 7 year old roof, hardwood floors, good sized fenced private backyard and a central location to school, park, beach, transportation and shopping.

	Presented by: Nikki Cvitanc RE/MAX Select Realty Phone: 778-926-6464 www.nikkicvit.ca nikkic@remax.net				s	REM Realty
Active R2332222 Board: V House/Single Family	5495 CANDLEWYCK V Tsawwassen Cliff Drive V4M 3T7	VYND			Resi	dential Detached \$888,000 (LP) (SP) M
Anticipation in the initial of the i	Sold Date: Meas. Type: Feet Depth / Size: 100 Lot Area (sq.ft.): 7,000.00 Flood Plain: Rear Yard Exp: West Council Apprv?: If new, GST/HST inc?: View: : Complex / Subdiv: Services Connected: Electric Parking: Gara Dist. to Public	6 Covered P	s: ns: s: is: Gas, Sani arking: 2	Parking	Approx. Age: Zoning: Gross Ta For Tax Tax Inc. P.I.D.: 0 Tour:	Year: 2018 Utilities?: No 04-140-541 er
ain Screen: Reno. Year: enovations: R.I. Plumbing of Fireplaces: 1 replace Fuel: Wood /ater Supply: City/Municipal uel/Heating: Forced Air, Natural Gas utdoor Area: Patio(s) ype of Roof: Wood egal: PL NWP50634 LT 148 LD 36 SEC 15 TWP	Property Disc. PAD Rental: Fixtures Lease Fixtures Rmvd Floor Finish:	d: No :	nStrata			
nenities: te Influences: Private Setting eatures: ClthWsh/Dryr/Frdg/Stve/DW, Disposal -	Waste, Drapes/Window Cove	rings, Garage I	Door Oper	ner, Secu	rity - RI, S	Storage Shed, Vacuur
FloorTypeDimensionsFloorMainLiving Room18'11 x 13'2MainMainDining Room9'11 x 11'8MainKitchen10'10 x 10'1MainFamily Room14'11 x 12'11MainMaster Bedroom13'1 x 13'11MainBedroom10'2 x 9'5MainBedroom9'5 x 9'6MainLaundry8' x 7'10MainWalk-In Closet5'11 x 3'9MainFoyer6'10 x 5'8	Type Utility	Dimensions 4'1 x 7'9 x x x x x x x x x x x x x x x	Floor	Ту	/pe	Dimensions X X X X X X X X X
vainFoyer6 10 x 5 8inished Floor (Main):1,614# of Rooms:11inished Floor (Above):0# of Kitchens: 1inished Floor (Below):0Suite:inished Floor (Basement):0Suite:inished Floor (Total):1,614 sq. ft.Crawl/Bsmt. Heinfinished Floor:0Suite:nfinished Floor:0Suite:ninished Floor:0 <td>nt: 0 Beds not in Basement:</td> <td>Bath 1 2 3 4</td> <td>Floor # Main Main</td> <td>of Pieces 3 4</td> <td>Ensuite? Yes No</td> <td>Outbuildings Barn: Workshop/Shed: Pool: Garage Sz: Door Height:</td>	nt: 0 Beds not in Basement:	Bath 1 2 3 4	Floor # Main Main	of Pieces 3 4	Ensuite? Yes No	Outbuildings Barn: Workshop/Shed: Pool: Garage Sz: Door Height:
sting Broker(s): RE/MAX Progroup Realty						

Great floor plan in this cozy rancher, feels larger than the measurements. Family room adjacent to the kitchen. 3 bdrms, 2 baths, separate living and dining room. Home is clean but ready for your updating ideas. Private west back yard that backs on to the tennis courts. Full size double garage. Quiet street and great area. Hurry on this one!

	Nikki RE/MA) Phone: WWW	Sented by: Cvitanovic K Select Realty 778-926-6464 <i>J</i> .nikkicvit.ca ©remax.net		s	REMEX elect Realty
Active R2331593 Board: V House/Single Family	Tsa Bea	W CRESCENT wwassen ch Grove 4L 1Z1		Resi	dential Detached \$888,000 (LP) (SP) M
The second se	Sold Date: Meas. Type: Depth / Size: Lot Area (sq.ft. Flood Plain: Rear Yard Exp: Council Apprv? If new, GST/HS View: Complex / Sube Services Conne	Fronta Feet Bedroo IRR Bathro 1: 2,831.00 Full Ba Half Ba : : ST inc?: Yes: GOLF COURS div: VILLAGE GREENS ected: Electricity, Natura Total Parking: 5 Covere Parking: Garage; Triple	ooms: 3 tths: 2 aths: 1 SE & MT. BAKER WYND al Gas, Sanitary S d Parking: 3 Parl	Approx. Age: Zoning: Gross Ta For Tax Tax Inc. P.I.D.: 0 Tour: V Sewer, Storr	Year: 2018 Utilities?: 01-812-963 irtual Tour URL n Sewer ront, Rear
	EC 11 TWP 5. TOGETHER WITH ATA LOT AS SHOWN ON FORM rse Nearby, Recreation Nearby,	1.	Strata	. to School Bu	
Floor Type Dimer Main Master Bedroom 11'11 x Main Living Room 12' x Main Dining Room 13'11 x Main Kitchen 12' x Main Foyer 8'7 x Below Family Room 18'3 x Below Bedroom 12'7 x X	Floor Type 11'10 Type 10'10 10'10 28' 27'8 27'8 28' 216' 29'8 2 28'	Dimension: X X X X X X X X X X	5 Floor	Туре	Dimensions X X X X X X X X X X
inished Floor (Main): inished Floor (Above): inished Floor (Below): inished Floor (Basement): inished Floor (Total): Infinished Floor: irrand Total: 0 1,516 sq. ft. 0 1,516 sq. ft.	# of Rooms: 7 # of Kitchens: 1 # of Levels: 2 Suite: None Crawl/Bsmt. Height:	x Bath 1 2 3 4 bt in Basement: 2 5 6 7 8	Floor # of Piec Main 2 Main 3 Below 4	es Ensuite? No Yes No	Outbuildings Barn: Workshop/Shed: Pool: Garage Sz: Door Height:
isting Broker(s): Royal LePage Regency R WOW! Just steps from the town centre, t the golf course, Boundary Bay and Mt Ba appliances, shaker cabinets and tile, gar bathrooms, washer and dryer. Unbelieva	this spectacularly updated 1510 ker, modern open style living s age parking for THREE vehicles	pace, all new contempora , a family room and bedro	ry kitchen with qu	artz counter	s, eating bar, SS

			Nikki RE/MA Phone: WWW	esented by: Cvitan X Select Realt : 778-926-646 w.nikkicvit.ca c@remax.net	/	2			s	REMAR elect Realty
Active R2325853 Board: V House/Single Family				50A STREE Ladner Holly /4K 3K7	т				Resi	dential Detached \$885,000 (LP) (SP) M
House/ single ranny			Sold Date: Meas. Type: Depth / Size: Lot Area (sq.ft Flood Plain: Rear Yard Exp Council Apprvi If new, GST/H View: Complex / Sub Services Conne	Feet 112 t.): 7,502.88 No o: ?: IST inc?: No : odiv:		Frontage Bedroorr Bathroor Full Bath Half Bath	ns: ns: ns: ns:	66.99 5 2 2 0	Approx. Age: Zoning: Gross Ta For Tax Tax Inc. P.I.D.: 0 Tour:	Price: \$885,000 Year Built: 1968 50 RD3 axes: \$3,364.64 Year: 2018 Utilities?: No 10-525-327
ain Screen: enovations: Partly of Fireplaces: 0 ireplace Fuel: None /ater Supply: City/Mur uel/Heating: Baseboa iutdoor Area: Patio(s) ype of Roof: Asphalt egal: 010-525	Perimeter			Floor Finish:	Transi Free : Yes	t: ehold No : : TV ANC	rport, Op	pen Dist. t	g Access: F o School Bu YING ROOP	
te Influences: Golf Cou eatures: ClthWsh dain Living Ro dain Family Ro dain Laundry dain Dining Ro dain Kitchen dain Pantry bove Master Be bove Bedroom bove Bedroom	'Dryr/Frdg/Stve Dime Dm 18'1 om 18'6 6'3 om 14'4 15'3 5'10 droom 16'2 14'4 14'4	DW, Drapes/W nsions Floor x 13'2 Abov x 9'8 Abov x 5'9 Abov x 8' Abov x 10'4 X 3'7 x 12'5	Type Type Bedro Re Loft Re Walk-	js, Pantry, Sm	Dim 10'10 6'6 5'1	arm ensions x 9'5 x 3'5 x 3'5 x 4'7 x 3'11 x x x x x x x x x x x x	Floor	Т	уре	Dimensions x x x x x x x x x x x x x
nished Floor (Main): nished Floor (Above): nished Floor (Below): nished Floor (Basement) nished Floor (Total): nfinished Floor: rand Total:	1,007 1,053 0	# of Rooms: 14 # of Kitchens: 1 # of Levels: 2 Suite: None Crawl/Bsmt. Hei Beds in Basemen Basement: Non	ght: nt: 0 Beds n	not in Basement	:5	Bath 1 2 3 4 5 6 7 8	Floor Main Above	# of Pieces 3 4	Ensuite? No No	Outbuildings Barn: Workshop/Shed: 21.4 Pool: Garage Sz: Door Height:

This one is not to be missed! Desirable 7500 sqft+ CORNER LOT with a large private fully fenced backyard and detached garage on a quiet street. This home has something for everyone. Featuring a family friendly layout with FIVE BEDROOMS upstairs and main living on the ground floor. A large kitchen with plenty of cabinetry and an eating area with loads of natural light. This is your opportunity to get into a unique detached home in the hidden gem community of Ladner!

				7	RE/MAX Phone:	sented by: Cvitanc K Select Realty 778-926-6464 Minikkicvit.ca @remax.net	,	2			s	REMAX elect ^V Re	alty
Active R2316647 Board: V House/Single	Family			4	L Port	RIVER RO adner Guichon 4K 1S1	AD				Resi	dential Del \$879,80	
	\$87	Price! 9,800		Mea Dep Lot Floc Rea Cou If n View Corr	od Plain: r Yard Exp: ncil Apprv? ew, GST/H v: v: nplex / Sub	: 5T inc?: Yes: F	RASE	-	ns: ms: ns: hs: R TOP F		Approx. Age: Zoning: Gross Ta For Tax Tax Inc. P.I.D.: 0 Tour: V	Year: Utilities?: 08-499-7 irtual Tou	1972 47 RS1 \$3,416.59 2018 No 56 Ir URL
Construction: Exterior: Foundation: Rain Screen: Renovations: # of Fireplaces Fireplace Fuel: Water Supply: Fuel/Heating Dutdoor Area: Type of Roof: Legal: Amenities: Site Influences	Electric City/Municipa Forced Air Balcony(s), Fe Asphalt PL NWP37963 Garden, In Sui : Central Locatio	neter I nced Yard, I LT 43 DL 90 ite Laundry, on, Private Y	R.I. Fire Patio(s) & 5 LD 36. G Storage (ard, Reci	Deck(s) ROUP 2.	rby, Shopp		age; S Transi Fre : No d: No : No Vin	it: 1 BLO ehold No : : yl/Linole	/ Parkin /CK onStrata	g Avail. Dist. to II/Wall/Mix	ced	s: 1 BLOCK	<u>.</u>
Features: Floor Main Main Main Main Main Below Below Below Below Below	CithWsh/Dryr Type Kitchen Dining Room Library Bedroom Bedroom Master Bedroor Kitchen Bedroom Living Room Living Room	/Frdg/Stve/ Dime 8'1 : 10'5 : 12'3 : 9'7 : 10'1 : n 10'10 : 9'3 : 9'3 : 9'3 : 10'9 :	'DW, Drap nsions x 10'1 x 7'11 x 23'11 x 23'11 x 10'1 x 9'3		v Covering Type		Dim	oke Aları nensions 3 x 7'8 x x x x x x x x x x x x x x x x x x x	m, Stora	J	rove		Dimensions X X X X X X X X X X
Finished Floor Finished Floor Finished Floor Finished Floor Finished Floor Unfinished Floor Grand Total:	(Main): 1 (Above): (Below): (Basement): ((Total): 1 pr:	,025 0 732 .,757 sq. ft. 0 .,757 sq. ft.	# of Roor # of Kitch # of Leve Suite: Un Crawl/Bsn Beds in Ba	ens: 2	Beds no	ot in Basement:	4	Bath 1 2 3 4 5 6 7 8	Floor Main Below	# of Pieces 4 3	Ensuite? No No	Barn: Workshop Pool:	: 21'3X11'
The friendly sunsets and with new flo shed w/ pow	5): RE/MAX Colo Port Guichon co watch birdlife fl oring throughou rer for the hobb utes within min	mmunity av oat by from It. 1 bed sui yist PLUS sp	vaits its n your grar te down v acious ga	nd entertair v/separate rage to sto	ning deck. I entry plus re tools & 1	Move in witho loads of extra toys! Access to	of you out has park o the o	MAX Adv r low ma ssle – kit ing – pe dyke, fre	aintenan tchen an rfect for esh prod	ce private f d bathroon family, tee uce market	ns have be ns & gues , amenitie	en upgrad ts. Handy s and HW	led along workshop Y access to a

		Nikki RE/M/ Phone ww	esented by: Cvitanovi AX Select Realty 2: 778-926-6464 w.nikkicvit.ca kic@remax.net	с			s	REFINEX elect ^Y Realty
Active R2305913 Board: V House/Single Family		Po	AVOY STREET Ladner rt Guichon V4K 1P2				Resi	dential Detached \$851,888 (LP) (SP) M
		Sold Date: Meas. Type: Depth / Size: Lot Area (sq.1 Flood Plain: Rear Yard Ex Council Appry If new, GST/H View: Complex / Su	Feet IRR ft.): 7,131.00 p: /?: HST inc?: :		IS: nS: S: IS:	19.00 4 2 0	Approx. Age: Zoning: Gross Ta For Tax Tax Inc. P.I.D.: 0 Tour: V	Year: 2017 Utilities?: No 12-145-823 irtual Tour URL
Amenities:	meter Reno. R.I. Pl R.I. Fi atural Gas 5 LT 3 DL 96 LD 36. G	umbing: replaces: ROUP 2.	Property Disc.: Ye PAD Rental: Fixtures Leased: No Fixtures Rmvd: No Floor Finish:	sit: eehold No s :	-	2) Access:	5:
ite Influences: Golf Course N eatures: ClthWsh/Dryn Floor Type Main Living Room Main Dining Room Main Kitchen Main Master Bedroom Main Bedroom Main Bedroom Main Bedroom Main Bedroom	/Frdg/Stve/DW Dimensions 17'2 x 13'11 16'1 x 6'5 14'1 x 11'6	Floor Type		mensions X X X X X X X X X X X X	Floor	Ту	rpe	Dimensions X X X X X X X X X X
Finished Floor (Above): Finished Floor (Below): Finished Floor (Basement):	1,527 # of Roc 212 # of Kitc 0 # of Lev 0 Suite: No 1,739 sq. ft. Crawl/Bs Beds in F Beds in F	hens: 1 els: 1 one mt. Height:	not in Basement: 4	Bath 1 2 3 4 5 6	Floor Main Main	# of Pieces 4 3	Ensuite? No No	Outbuildings Barn: Workshop/Shed: Pool: Garage Sz: Door Height:

PRICED OVER \$50,000 BELOW ASSESSED VALUE! Families, downsizers, first-time buyers, take note! Great value here! Port Guichon family residence offering over 1,700 sqft and 5 potential bedrooms. This rancher with loft home, is situated on a large 7,131 sq.ft lot in one of West Ladner's favourite locations. Just steps to Port Guichon elementary school and a short stroll to Ladner Village, this is truly an outstanding location and an affordable opportunity to own a detached house in one of the lower mainland's most desirable communities. Bonuses include a large and sunny (south exposed) fenced yard and a single car garage with ample driveway space for over 4 cars. Act quickly!

				Nikki RE/M Phone WW	esented by: Cvitanovi AX Select Realty e: 778-926-6464 ww.nikkicvit.ca kic@remax.net	ic			s	elect ^V Realty
Active R2330965 Board: V House/Single	e Family			Ladn	47A AVENUE Ladner er Elementary V4K 1T1				Resid	dential Detached \$799,000 (LP) (SP) M
				Sold Date: Meas. Type: Depth / Size:	Feet 133.5 ft.): 4,539.00 p: South /?: HST inc?: :	Frontage Bedroom Bathroor Full Bath Half Bath	ns: ms: ns:	34.00 3 2 2 0	Approx. Age: Zoning: Gross Ta For Tax Tax Inc. P.I.D.: 0	Price: \$799,000 Year Built: 1981 38 RS1 xes: \$3,418.62
uel/Heating:	Frame - Wood Wood Concrete Slab : 1 : Wood City/Municipal Baseboard, Electri Fenced Yard, Patio	ic	Reno. Year: R.I. Plumbin R.I. Fireplace	g:	Total Parking: 2 Parking: Garage; Dist. to Public Tran Title to Land: Fr Property Disc.: Ye PAD Rental: Fixtures Leased: Ne Fixtures Rmvd: Ne Floor Finish:	Covered F Single Isit: eehold No es o :	Parking: 1	Parking	Access: Fr	
egal: menities: ite Influence: eatures:	PL NWP58296 LT									
Floor Main Main Main Main Main Main Above	Type Living Room Kitchen Dining Room Bedroom Bedroom Laundry Master Bedroom	Dimensio 14'8 x 1 21'1 x 1 11'2 x 9 x 11'3 x 8 14'10 x 1 8'10 x 8 20'7 x 1 x x	11'4 11'3 0'1 8'9 11'8 5'10	or Type	Di	imensions X X X X X X X X X X X X X	Floor	Ту	pe	Dimensions X X X X X X X X X
Finished Floor Finished Floor Finished Floor Finished Floor Finished Floor Jnfinished Flo Grand Total:	(Above): 51((Below): (0) (Basement): (1) (Total): 1,71 or: (1)	5 # 0 # 0 \$ 0 \$ 5 sq. ft. Cr Be	of Rooms: 7 of Kitchens: of Levels: uite: None rawl/Bsmt. Ho eds in Basem asement: No	2 eight: ent: 0 Beds	not in Basement: 3	Bath 1 2 3 4 5 6 7 8	Floor Main Above	# of Pieces 4 4	Ensuite? No Yes	Outbuildings Barn: Workshop/Shed: Pool: Garage Sz: Door Height:

			Nikki RE/MA Phone: www	sented by: Cvitanov X Select Realty 778-926-6464 v.nikkicvit.ca c@remax.net	/ic			s	REALER Realty
Active R2325709 Board: V House/Single Fa	milv		l Neils	GATTA WAY Ladner Sen Grove 4K 4R8	ſ			Resi	dential Detached \$749,900 (LP) (SP) M
			Sold Date: Meas. Type: Depth / Size: Lot Area (sq.ft Flood Plain: Rear Yard Exp Council Apprv? If new, GST/H View: Complex / Sub Services Conne	: North): ST inc?: Yes: slot	OINTE	s: ns: s: is:	2 2 0 tural Gas,	Approx. Age: Zoning: Gross Ta For Tax Tax Inc. P.I.D.: 0 Tour: V	··· //////////////////////////////////
onstruction: F xterior: V oundation: C ain Screen: enovations: C of Fireplaces: 1 ireplace Fuel: N Vater Supply: C uel/Heating: B butdoor Area: Fi ype of Roof: A egal: P menities: In ite Influences: A	latural Gas ity/Municipal iaseboard, Electric, enced Yard, Patio(s isphalt 'L NWS2528 LT 76 E ROPORTION TO TH n Suite Laundry idult Oriented, Cent	Reno. Y R.I. Plu R.I. Fire Heat Pump DL 452 LD 36 SI E UNIT ENTITL ral Location, Ga	mbing: eplaces: EC 3&10 TWP 6. GROU EMENT OF THE STRAT ated Complex, Golf Co	Property Disc.: PAD Rental: Fixtures Leased: Fixtures Rmvd: Floor Finish: JP 2, TOGETHER TA LOT AS SHOW	arking Avail. ansit: close Freehold Str. No : Wall/Wall/M WITH AN IN N ON FORM	., Garago ata lixed ITEREST 1. , Shoppi	e; Double Dist. to IN THE CC	Access: F School Bu	s: close
Floor Ty Main Kit Main Di Main Liv Main Ma Main Be Main De	pe tchen ning Room ving Room aster Bedroom 1 edroom	Dimensions 18' x 12' 12' x 11' 12' x 18' 1'10 x 16' 12' x 11' 8'2 x 9'3 8'2 x 5'8 x x	lg/Stve/DW, Drapes/ Floor Type	Window Coverin	Dimensions X X X X X X X X X X X	Floor		pe	Dimensions X X X X X X X X X
inished Floor (Ma inished Floor (Ab inished Floor (Be inished Floor (Ba inished Floor (To Infinished Floor: Grand Total:	Dove): O elow): O usement): O	Beds in B Basement	nens: 1 Ids: 1 ne nt. Height: asement: 0 Beds n	ot in Basement: 2	x Bath 1 2 3 4 5 6 7 8	Floor Main Main	# of Pieces 3 4	Ensuite? Yes No	Outbuildings Barn: Workshop/Shed: Pool: Garage Sz: Door Height:
					1				-

Meticulous ! This spacious 2 bdrm, plus den/2 bath rancher has it all, with no expense spared.EVERYTHING HAS BEEN DONE HERE! Roof, vinyl fence, concrete patio, storage shed, heat pump and A/C system too. The stunning entertainers kitchen with granite countertops, large island, all new SS appliances is awesome. Master bdrm with new spa like ensuite w double walk in shower too. Vaulted ceilings, and beautiful finishings throughout, the list goes on. All you have to do is move in! Enjoy a beautiful waterfront view from your private backyard looking onto the slough. Located just steps to Cove Links Golf Course, walking trails, the marina and awesome Ladner Village. South Pointe offers an exceptional lifestyle for anyone 55+ looking for the perfect home in the perfect location.

			Nikki (RE/MAX Phone: www	ented by: Cvitano Select Realty 778-926-6464 .nikkicvit.ca @remax.net	vic			s	REFINEX elect ^Y Realty
Active R2332117 Board: V House/Single	Family		L Neils	GATTA WA adner en Grove IK 4R8	Y			Resi	dential Detached \$725,000 (LP) 👓 (SP) M
			Sold Date: Meas. Type: Depth / Size: Lot Area (sq.ft. Flood Plain: Rear Yard Exp: Council Apprv? If new, GST/HS View: Complex / Subo Services Conne	No T inc?: No : liv: South Pe		s: ns: s: s:	0.00 2 2 2 0	Approx. Age: Zoning: Gross Ta For Tax Tax Inc. P.I.D.: 0	+-,
Construction: Exterior: Coundation: Lain Screen: Lenovations: t of Fireplaces ireplace Fuel: Vater Supply: Uuel/Heating: Dutdoor Area: Type of Roof: egal: Amenities:	City/Municipal Forced Air Fenced Yard, Sundo Asphalt PL NWS2528 LT 67 PROPORTION TO T Garden, In Suite La Adult Oriented, Gat	Reno. Y R.I. Plu R.I. Fire eck(s) DL 452 LD 36 SE HE UNIT ENTITLI undry red Complex, Gol	mbing: pplaces: C 3&10 TWP 6. GROU EMENT OF THE STRAT	P 2, TOGETHER A LOT AS SHOV Nearby, Private	ort & Garage ransit: Freehold Stra Yes No : Laminate, Ti WITH AN IN WN ON FORM e Setting, Sho	ata le, Vinyl/ ITEREST 1.	Dist. to /Linoleum IN THE CC	School Bu	5:
Features: Floor Main Main Main Main Main Main Main			es/Window Coverings			Floor		pe	Dimensions X X X X X X X X X X
Finished Floor (Finished Floor (Finished Floor (Finished Floor (Finished Floor (Grand Total:	Above): 0 Below): 0 Basement): 0 Total): 1,294 r: 0	# of Roon # of Kitch # of Level Suite: sq. ft. Crawl/Bsn	ens: 1 is: 1 nt. Height: asement: 0 Beds no	ot in Basement: 2	Bath 1 2 3 4	Floor Main Main	# of Pieces 4 3	Ensuite? Yes No	Outbuildings Barn: Workshop/Shed: Pool: Garage Sz: Door Height:
South Pointe garage with s painted and o	space for a boat. Fea	d community wit tures include: a outdoor living sj	th park-like surroundi newer roof, newer hot pace! Tranquil setting ge. You have to see th	water tank, ne overlooking wa	ewer washer ater way with	& dryer, I lots of I	newer ligh natural wil	nting, new dlife. Gara	er flooring, newly age can fit a boat.

			Nikki RE/MAX Phone: www	ented by: Cvitanov Select Realty 778-926-6464 .nikkicvit.ca @remax.net	/ic			S	REFINE elect ^V Realty	
Active R2331206 Board: V House/Single Family	1	5	L Neils	OONER GA adner en Grove IK 4N4	TE			Resid	dential Detached \$649,000 (LP) (SP)	
		Ma De Lo Fio Re Co If Viv Co	bood Plain: ear Yard Exp: puncil Apprv? new, GST/HS ew: pmplex / Subo	:		s: ns: s: ns:	2 2 2 0	Approx. [•] Age: Zoning: Gross Ta For Tax [•] Tax Inc.		BA 40.27
xterior: Vinyl bundation: Conc ain Screen: enovations: of Fireplaces: 1 Natu /ater Supply: City/ uel/Heating: Basel utdoor Area: Fenc ype of Roof: Asph PROF menities: None	ufactured/Mobile rete Perimeter 'Municipal board, Electric ed Yard, Patio(s) alt WS2528 LT 35 DL 452 PORTION TO THE UNI c	T ENTITLEMENT OI	F THE STRAT	Property Disc.: PAD Rental: Fixtures Leased: Fixtures Rmvd: Floor Finish: P 2, TOGETHER A LOT AS SHOW	ansit: Freehold Str. Yes No : No : WITH AN IN	port ata ITERES	Dist. to	Access: F	5:	
Floor Type Main Living Main Dining Main Kitche	Room 15's g Room 10'6 en 10's er Bedroom 14'3 om 12'9 lry 5'9 g	nsions Floor (12' (12' (8'8 (12'6 (12'6 (12'6 (8' (8' (12'6 (8' (12'6)) (12'6 (12'6)) (12'6 (12'6)) (1	Туре		Dimensions X X X X X X X X X	Floor	ту	pe	Dimens X X X X X X X X X	
inished Floor (Main): inished Floor (Above) inished Floor (Below) inished Floor (Basem inished Floor (Total): Infinished Floor: Grand Total:	1,150): 0): 0 hent): 0	# of Rooms:6 # of Kitchens: 1 # of Levels: 1 Suite: None Crawl/Bsmt. Height: Beds in Basement: 0 Basement: None		ot in Basement: 2	× Bath 1 2 3 4 5 6 7 8	Floor Main Main	# of Pieces 3 4	Ensuite? Yes No	Outbuilding Barn: Workshop/Shed: Pool: Garage Sz: Door Height:	S
isting Broker(s): RE/	MAX City Realty			R	E/MAX City	Realty				
partially covered de newer roof, Everlas	ained RANCHER featu eck plus a nice grass st hot water tank, nev & walking trails. Lov 1.	back yard area. Kite v flooring and new	chen provide paint. Adult	s ample cupboa oriented, gated	rd space. 2 g community	good siz of desir	e bedrooms able Southp	and 2 ba pointe. Lo	ths. Updates incl cated close to the	lude e

			Nikki RE/MA Phone: WWW	sented by: Cvitanov X Select Realty 778-926-6464 v.nikkicvit.ca c@remax.net	vic			s	REMAX Select ^V Rea	lty
ctive			5375 RE	GATTA WAY	(Resi	idential Deta	ached
2316400 oard: V				_adner					\$629,999) (LP)
ouse/Single	- Family			sen Grove 4K 4R9						(SP) 🚺
		1 . S. S.	Sold Date:		Frontago	(foot):	0.00	Original	Drico: ¢64	0.000
		A Starter		Feet	Frontage Bedrooms			-	Price: \$64	•
	AN CAR	Se al al	Meas. Type:	o reel	Bathroom		2		Year Built:	1900 31
		3	Depth / Size:	÷			2	Age:		
No Nor	ALL ALL		Lot Area (sq.ft	.): 3,617.00	Full Baths		2	Zoning:		CD98A
			Flood Plain:		Half Bath	S:	0	Gross Ta		\$2,615.0
and the second second			Rear Yard Exp					For Tax		2018
			Council Apprv						Utilities?:	
			If new, GST/H	ST inc?:					11-669-01	.2
								Tour:		
- AND			View:	Yes: SLO	UGH					
			Complex / Sub	div: SOUTH P	OINTE					
		1	Services Conne	ected: Electricit	y, Natural G	Gas, San	itary Sev	wer, Stori	m Sewer, \	Vater
				1						
yle of Home	Rancher/Bungalow Frame - Wood			Total Parking: 2 Parking: Garage	Covered Pa	arking: 2	Parkin	g Access: F	ront	
terior:	Other, Vinyl				; Double					
undation:	Concrete Perimeter			Dist. to Public Tra			Dist. t	o School Bu	is: NEAR	
ain Screen:		Reno. `		Title to Land:	Freehold Stra	ata				
enovations: of Fireplace	s: 1		ımbing: eplaces: 1	Property Disc.:	Yes					
replace Fuel	: Propane Gas		-p	PAD Rental:						
	City/Municipal	C		Fixtures Leased: I Fixtures Rmvd:	No:					
uel/Heating: utdoor Area:	Baseboard, Natural Fenced Yard	Gas			: Mixed					
/pe of Roof:	Asphalt									
egal: menities: te Influences eatures:		TE UNIT ENTITL	EC 3&10 TWP 6. GROU EMENT OF THE STRAT ul-de-Sac, Golf Course	TA LOT AS SHOW	'N ON FORM	1.			KOPEKI I	·
loor	Туре	Dimensions	Floor Type		Dimensions	Floor	Т	уре	[Dimensions
lain	Foyer	10'8 x 3'6			X					x
lain	Kitchen	10'4 x 8'2			X					x
lain	Eating Area Living Room	8'2 x 7'7 16'1 x 14'4			x x					x x
lain	Dining Room	8'9 x 8'8			x					x
	Master Bedroom	14'10 x 11'5			x					x
lain Iain					x x					x x
lain lain lain	Bedroom	11'3 x 8'3 8' x 7'			~					~
lain lain lain lain		11'3 x 8'3 8' x 7' 11'7 x 10'7			x					
lain lain lain lain	Bedroom Laundry Den	8' x 7'			x			_		uildings
tain tain tain tain tain tain	Bedroom Laundry Den 1,300	8' x 7' 11'7 x 10'7 x # of Root			x Bath		t of Pieces			uliuliigs
tain tain tain tain nished Floor nished Floor	Bedroom Laundry Den (Main): 1,300 (Above): 0	8' x 7' 11'7 x 10'7 x # of Room # of Kitch	nens: 1		X Bath 1	Main	4	No	Barn:	-
tain tain tain tain tain nished Floor nished Floor nished Floor	Bedroom Laundry Den (Main): 1,300 (Above): 0	8' x 7' 11'7 x 10'7 x # of Root	nens: 1 els: 1		x Bath				Barn: Workshop/	-
tain tain tain tain tain nished Floor nished Floor nished Floor	Bedroom Laundry Den (Main): 1,300 (Above): 0 (Below): 0 (Basement): 0	8' x 7' 11'7 x 10'7 x # of Roon # of Kitch # of Leve Suite: No Sq. ft. Crawl/Bsi	nens: 1 els: 1 one mt. Height:		x Bath 1 2 3 4	Main	4	No	Barn: Workshop/ Pool: Garage Sz:	Shed:
lain lain lain lain nished Floor nished Floor nished Floor nished Floor	Bedroom Laundry Den 1,300 (Main): 1,300 (Above): 0 (Below): 0 (Basement): 0 (Total): 1,300	8' x 7' 11'7 x 10'7 x # of Roon # of Kitch # of Leve Suite: No Crawl/Bsi Beds in B	nens: 1 els: 1 one mt. Height: asement: 0 Beds n	ot in Basement: 2	X Bath 1 2 3 4 5	Main	4	No	Barn: Workshop/ Pool:	Shed:
lain lain lain lain nished Floor nished Floor nished Floor	Bedroom Laundry Den 1,300 (Main): 1,300 (Above): 0 (Below): 0 (Basement): 0 (Total): 1,300	8' x 7' 11'7 x 10'7 x # of Root # of Kitch # of Kitch # of Kitch # of Leve Suite: No Crawl/Bsi Beds in B Basemen	nens: 1 els: 1 one mt. Height: asement: 0 Beds n	ot in Basement: 2	x Bath 1 2 3 4	Main	4	No	Barn: Workshop/ Pool: Garage Sz:	Shed:
ain ain ain ain ished Floor ished Floor ished Floor ished Floor finished Floor	Bedroom Laundry Den 1,300 (Main): 1,300 (Above): 0 (Below): 0 (Basement): 0 (Total): 1,300 por: 0	8' x 7' 11'7 x 10'7 x # of Root # of Kitch # of Kitch # of Kitch # of Leve Suite: No Crawl/Bsi Beds in B Basemen	nens: 1 els: 1 one mt. Height: asement: 0 Beds n	ot in Basement: 2	X Bath 1 2 3 4 5 6	Main	4	No	Barn: Workshop/ Pool: Garage Sz:	Shed:

renos to make this home theirs !! This home is located in a fabulous cul-de-sac sun drenched community & features a large kitchen, D/R, living room w/ gas fireplace & 2 good sized bedrooms including a den! Backyard has a tranquil setting as it backs onto the waterway/slough. Perfect for the person looking to downsize into a detached home w/ an easy maintenance yard, a quiet street w/ friendly neighbours & a private double car garage w/ room for workshop. Close to Captain's Cove Marina, recreation/ golf course, shops & restaurants & all this only 15min from Vancouver & 10min to Ferry Terminals & USA Border.



	www	Select Realty 778-926-6464 .nikkicvit.ca @remax.net		Select Realty
tive 2324406 Jard: V Duse/Single Family	Li Port	RIVER ROAD adner Guichon K 3N2		Residential Detached \$349,000 (LP) (SP) M
	Sold Date: Meas. Type: Depth / Size: Lot Area (sq.ft. Flood Plain: Rear Yard Exp: Council Apprv?: If new, GST/HS View: Complex / Subc Services Conner	Half Bath T inc?: Yes: RIVER & MOUN	s: 1 ns: 2 s: 1 s: 1	Original Price: \$349,000 Approx. Year Built: 1984 Age: 34 Zoning: CD243 Gross Taxes: \$288.94 For Tax Year: 2018 Tax Inc. Utilities?: No P.I.D.: 800-126-122 Tour: Tour:
nenities: In Suite Laundry e Influences: Central Location, Marina N			Dist. to 9 1Strata 1ixed	School Bus:
oor Type Dimer ain Foyer 9'0 > ain Living Room 17'9 > ain Kitchen 12'2 > bove Master Bedroom 20'7 > bove Walk-In Closet 7'3 >		z, Storage Shed, Windows - Dimensions X X X X X X X X X X X X X X X X X X	Floor Typ	Dimensions
ished Floor (Main): 562 ished Floor (Above): 400 ished Floor (Below): 0 ished Floor (Basement): 0 ished Floor (Total): 962 sq. ft. finished Floor: 0 and Total: 962 sq. ft.	# of Rooms: 5 # of Kitchens: 1 # of Levels: 2 Suite: Crawl/Bsmt. Height:	Bath 1	Floor # of Pieces Main 4 Above 2	Ensuite? Outbuildings No Yes Barn: Workshop/Shed: Pool: Garage Sz: Door Height:
ting Broker(s): Oakwyn Realty Ltd.	back lifestyle in your own perso		ty Downtown Ltd.	