



Presented by:  
**Mylyne Santos-Precioso**  
 Keller Williams Black Diamond  
 Phone: (604) 723-2000  
 Email: [info@mylyne.com](mailto:info@mylyne.com)  
 Website: [www.mylyne.com](http://www.mylyne.com)

Surrey, Fleetwood Tynehead **MLS# F1435332** Residential Attached  
**# 202 15153 FRASER HY, V3R 3P2** **Active**



List Price:	\$84,900	Previous Price:	
		Original Price:	\$84,900
Subdiv/Complex:		Approx Yr Blt:	1979
Frontage:		PID:	001-544-951
Depth/Size:		Type:	Apartment/Condo
Lot SqFt:	0	Zoning:	STRATA
Exposure:		Taxes:	\$643 (2014)
Stories in Bldg:		If New GST/HST Incl:	
Flood Plain:	No	Tax Incl Utils:	No
Meas. Type:		Apprvl Req:	
Fixtures Lsd:	N		
Fixt Removed:	N		
View:	N		

Style of Home:	Upper Unit	Total Parking:	Covered Parking:
Construction:	Concrete Frame	Parking Access:	
Foundation:	Concrete Block	Parking Facilities:	Garage; Underground, Open
Exterior:	Mixed, Wood		
Rain Screen:		R/I Plumbing:	
Type of Roof:	Tar & Gravel, Tile - Concrete	Dist to Public Trans:	Dist to School/Bus:
Renovations:		Units in Development:	Total Units in Strata: 18
Flooring:	Laminate, Mixed	Locker:	
Water Supply:	City/Municipal	Possession:	
Heat/Fuel:	Electric, Baseboard	Title to Land:	Freehold Strata
No. of Fireplaces:	0	Seller's Interest:	Court Ordered Sale
Fireplace Fuel:	None	Mortgage Info:	\$0
Outdoor Area:	Balcony(s)		
Mngmt Co:	Quay Pacific	Property Disclosure:	N - as is where is
Mngmt Ph:	604-521-0876	Bylaw Restrictions:	Rentals Allowed
	Maint Fee: \$132.18		

Maint Charge Incl: Caretaker, Gardening, Garbage Pickup, Management

Legal: PL NWS867 LT 17 LD 36 SEC SE34 TWP 2

Amenities: Shared Laundry

Features Incl:

Site Influences: Central Location, Recreation Nearby, Shopping Nearby

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main F.	Living Room	18'5 X 12'						
Main F.	Kitchen	14' X 6'						
Main F.	Utility	5' X 3'						

<b>Floor Area (SqFt):</b>		<b>Total # Rooms:</b>	3	<b>Bathrooms</b>	
Finished Floor Area Main:	402	Finished Levels:	1	1	4 Piece; Ensuite: N; Level: Main F.
Finished Floor Area Up:	0	Basement Area:	None	2	
Finished Floor Area Down:	0			3	
Finished Floor Area Bsmt:	0	Bsmt Height:		4	
Total Finished Floor Area:	402	Restricted Age:		5	
		# Pets / Cats; Dogs:		6	
Unfinished Floor Area:	0	# or % Rentals:		7	
Grand Total Floor Area:	402			8	

Listing Broker(s): (1) Sutton Group-West Coast Realty

Well kept 502 square feet bachelor condo in centrally located location in Fleetwood. Great investment property for investors and perfect for first time buyers. Calculate your investment and surely you will find it cheaper than basement rent. No need to own a car as all the facilities are around within a very short radius and transit in front of your door. No rental restrictions. Easy to show.



Presented by:  
**Mylyne Santos-Precioso**  
 Keller Williams Black Diamond  
 Phone: (604) 723-2000  
 Email: [info@mylyne.com](mailto:info@mylyne.com)  
 Website: [www.mylyne.com](http://www.mylyne.com)

North Surrey, Whalley Residential Attached  
**# 1102 13837 100TH AV, V3T 5K9** **Active**  
**MLS# F1433949**



List Price:	\$109,900	Previous Price:	\$117,900
		Original Price:	\$117,900
Subdiv/Complex: CARRIAGE LANE ESTATES			
Frontage:	Approx Yr Blt:	PID:	001-010-760
Depth/Size:		Type:	Apartment/Condo
Lot SqFt: 0	Age at List Date: 31	Zoning:	RM45
Exposure:	Bedrooms: 1	Taxes:	\$861 (2014)
Stories in Bldg:	Bathrooms: 1	If New GST/HST Incl:	
Flood Plain: No	Full Baths: 1	Tax Incl Utils:	No
Meas. Type:	Half Baths: 0	Apprvl Reqd:	No
Fixtures Lsd: N			
Fixt Removed: N			
View:			

Style of Home:	Corner Unit, Ground Level Unit	Total Parking:	1	Covered Parking:	1
Construction:	Frame - Wood	Parking Access:	Side		
Foundation:	Concrete Perimeter	Parking Facilities:	Garage Underbuilding, Visitor Parking		
Exterior:	Mixed, Wood				
Rain Screen:		R/I Plumbing:			
Type of Roof:	Asphalt	Dist to Public Trans:	CLOSE	Dist to School/Bus:	CLOSE
Renovations:		Units in Development:		Total Units in Strata:	144
Flooring:	Mixed, Wall/Wall/Mixed	Locker:			
Water Supply:	City/Municipal	Possession:			
Heat/Fuel:	Baseboard, Electric	Title to Land:	Freehold Strata		
No. of Fireplaces:	1	Seller's Interest:	Court Ordered Sale		
Fireplace Fuel:	Wood	Mortgage Info:	\$0		
Outdoor Area:	Patio(s)				
Mngmt Co:	BAYSIDE PROPERTY MGMT	Property Disclosure:	N - COURT ORDERED SALE		
Mngmt Ph:	604-432-7774	Bylaw Restrictions:	Rentals Not Allowed, Rentals Allowed		
	Maint Fee: \$269.01				

Maint Charge Incl: Caretaker, Gardening, Garbage Pickup, Heat, Hot Water, Management, Recreation Facility, Snow removal

Legal: PL NWS2223 LT 12 LD 36 SEC 26 RNG 2 AN INTEREST IN THE COMMON PROPERTY IN PROPORTION T

Amenities: Club House, Elevator, Garden, Shared Laundry, Storage

Features Incl:

Site Influences: Central Location, Shopping Nearby

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main F.	Living Room	23' X 12'						
Main F.	Kitchen	9' X 8'						
Main F.	Dining	9'9 X 8'						
Main F.	Bedroom	13'6 X 11'6						
Main F.	Storage	7' X 6'						

<b>Floor Area (SqFt):</b>		Total # Rooms:	5	<b>Bathrooms</b>	
Finished Floor Area Main:	816	Finished Levels:	1	1	4 Piece; Ensuite: N; Level: Main F.
Finished Floor Area Up:	0	Basement Area:	None	2	
Finished Floor Area Down:	0			3	
Finished Floor Area Bsmt:	0	Bsmt Height:		4	
Total Finished Floor Area:	816	Restricted Age:		5	
		# Pets / Cats; Dogs:		6	
Unfinished Floor Area:	0	# or % Rentals:		7	
Grand Total Floor Area:	816			8	

Listing Broker(s): (1) RE/MAX Crest Realty

816 sqft ground floor unit with open spacious layout which has sunken living room. Wood burning fireplace to keep you warm during the chilly nights. Corner unit for maximum privacy and a private patio with storage area right there. Well maintained Gated complex Carriage Lane Estates, Clubhouse, recreation center and shared laundry. Close to skytrain station and SFU Surrey Campus. Updates include pipes as well as a newer roof. Pets not allowed but rentals are ALLOWED.



Presented by:  
**Mylyne Santos-Precioso**  
 Keller Williams Black Diamond  
 Phone: (604) 723-2000  
 Email: [info@mylyne.com](mailto:info@mylyne.com)  
 Website: [www.mylyne.com](http://www.mylyne.com)

North Surrey, Whalley Residential Attached  
**# 109 10128 132ND ST, V3T 3T5** **Active**  
**MLS# F1431501**



List Price:	\$114,900	Previous Price:	\$119,900
		Original Price:	\$137,900
Subdiv/Complex: MELROSE GARDENS			
Frontage:		Approx Yr Blt:	1998
Depth/Size:		PID:	023-761-482
Lot SqFt:	0	Type:	Apartment/Condo
Exposure:		Zoning:	CD
Stories in Bldg:	3	Taxes:	\$880 (2014)
Flood Plain:		If New GST/HST Incl:	
Meas. Type:		Tax Incl Utils:	No
Fixtures Lsd:	N	Apprvl Reqd:	
Fixt Removed:	N		
View:			

Style of Home:	Ground Level Unit	Total Parking:	1	Covered Parking:	1
Construction:	Frame - Wood	Parking Access:			
Foundation:	Concrete Perimeter	Parking Facilities:	Garage Underbuilding		
Exterior:	Stucco, Vinyl				
Rain Screen:		R/I Plumbing:			
Type of Roof:	Metal, Tar & Gravel	Dist to Public Trans:	CLOSE	Dist to School/Bus:	CLOSE
Renovations:		Units in Development:		Total Units in Strata:	
Flooring:	Laminate, Mixed	Locker:	Yes		
Water Supply:	City/Municipal	Possession:			
Heat/Fuel:	Baseboard, Electric	Title to Land:	Freehold Strata		
No. of Fireplaces:	1	Seller's Interest:	Court Ordered Sale		
Fireplace Fuel:	Gas - Natural	Mortgage Info:	\$0		
Outdoor Area:	Patio(s)				
Mngmt Co:		Property Disclosure:	N - COURT ORDERED SALE		
Mngmt Ph:		Bylaw Restrictions:	Pets Allowed w/Rest., Rentals Not Allowed		
		Maint Fee:	\$208.15		

Maint Charge Incl: Gardening, Garbage Pickup, Gas, Hot Water, Management, Snow removal

Legal: PL LMS2791 LT 9 LD 36 SEC 27 RNG 2 AN INTEREST IN THE COMMON PROPERTY IN PROPORTION T

Amenities: Elevator, In Suite Laundry

Features Incl: Intercom

Site Influences: Central Location, Shopping Nearby

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main F.	Living Room	17' X 14'						
Main F.	Kitchen	9' X 7'5						
Main F.	Dining	10' X 8'						
Main F.	Bedroom	10'7 X 9'5						

<b>Floor Area (SqFt):</b>		Total # Rooms:	4	<b>Bathrooms</b>	
Finished Floor Area Main:	683	Finished Levels:	1		1 4 Piece; Ensuite: N; Level: Main F.
Finished Floor Area Up:	0	Basement Area:	None		2
Finished Floor Area Down:	0				3
Finished Floor Area Bsmt:	0	Bsmt Height:			4
Total Finished Floor Area:	683	Restricted Age:			5
		# Pets / Cats; Dogs: / Cats: Yes; Dogs: Yes			6
Unfinished Floor Area:	0	# or % Rentals:			7
Grand Total Floor Area:	683				8

Listing Broker(s): (1) RE/MAX Crest Realty

Great location for this 1 bedroom, 1 bathroom ground floor unit located close to shopping, Surrey Central Skytrain station, transportation, SFU, North Surrey Rec center/pool, library and New City Hall. 1 parking stall and 1 locker. Gas fireplace and hotwater included in the maintenance fees. Small dogs and cats ok, sorry no rentals.



Presented by:  
**Mylyne Santos-Precioso**

Keller Williams Black Diamond  
Phone: (604) 723-2000  
Email: [info@mylyne.com](mailto:info@mylyne.com)  
Website: [www.mylyne.com](http://www.mylyne.com)

Surrey, East Newton **MLS# F1425586** Residential Attached  
# 201 13771 72A AV, V3W 9C6 **Active**



List Price:	\$117,900	Previous Price:	\$124,900
		Original Price:	\$136,900
Subdiv/Complex: NEW TOWN PLAZA			
Frontage:	0.00	Approx Yr Blt:	1989
Depth/Size:		PID:	017-717-281
Lot SqFt:	0	Type:	Apartment/Condo
Exposure:	N	Zoning:	CD
Stories in Bldg:		Taxes:	\$972 (2014)
Flood Plain:		If New GST/HST Incl:	
Meas. Type:		Tax Incl Utils:	No
Fixtures Lsd:		Apprvl Req'd:	
Fixt Removed:			
View:			

Style of Home:	Corner Unit	Total Parking:	Covered Parking:
Construction:	Frame - Wood	Parking Access:	
Foundation:	Concrete Perimeter	Parking Facilities:	Carport; Single
Exterior:	Vinyl		
Rain Screen:	Full	R/I Plumbing:	
Type of Roof:	Tar & Gravel	Dist to Public Trans:	Dist to School/Bus:
Renovations:		Units in Development:	35
Flooring:	Mixed, Other	Locker:	
Water Supply:	City/Municipal	Possession:	
Heat/Fuel:	Baseboard, Electric	Title to Land:	Freehold NonStrata
No. of Fireplaces:	0	Seller's Interest:	Court Ordered Sale
Fireplace Fuel:	None	Mortgage Info:	\$0
Outdoor Area:	Balcony(s)		
Mngmt Co:		Property Disclosure:	N - COURT ORDERED SALE
Mngmt Ph:		Bylaw Restrictions:	Pets Allowed w/Rest., Rentals Allowed w/Restrictions
	Maint Fee:	\$315.00	

Maint Charge Incl: Recreation Facility, Snow removal, Caretaker, Gardening, Garbage Pickup, Hot Water, Management

Legal: PL LMS305 LT 12 LD 36 SEC 21 TWP 2 ENTITLEMENT OF THE STRATA LOT AS SHOWN ON FORM 1.  
Amenities: In Suite Laundry, Storage  
Features Incl: Smoke Alarm, Sprinkler - Fire

Site Influences: Central Location, Recreation Nearby, Shopping Nearby

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main F.	Master Bedroom	12' X 12'						
Main F.	Bedroom	10' X 9'						
Main F.	Dining	10' X 7'						
Main F.	Kitchen	9' X 7'						
Main F.	Laundry	3'6 X 5'						
Main F.	Foyer	5' X 5'						

<b>Floor Area (SqFt):</b>		Total # Rooms:	6	<b>Bathrooms</b>	
Finished Floor Area Main:	912	Finished Levels:	1	1	4 Piece; Ensuite: N; Level: Main F.
Finished Floor Area Up:	0	Basement Area:	None	2	
Finished Floor Area Down:	0			3	
Finished Floor Area Bsmt:	0	Bsmt Height:		4	
Total Finished Floor Area:	912	Restricted Age:		5	
		# Pets / Cats; Dogs:		6	
Unfinished Floor Area:	0	# or % Rentals:		7	
Grand Total Floor Area:	912			8	

Listing Broker(s): (1) Macdonald Realty

Welcome to Newton Town Plaza! This affordable 2 bedroom corner unit is situated minutes away from Newton Bus Exchange, grocery stores and restaurants. Lowest price in the building! Priced to sell!



Presented by:  
**Mylyne Santos-Precioso**

Keller Williams Black Diamond  
 Phone: (604) 723-2000  
 Email: [info@mylyne.com](mailto:info@mylyne.com)  
 Website: [www.mylyne.com](http://www.mylyne.com)

North Surrey, Whalley

MLS# F1428603

Residential Attached

# 209 10533 UNIVERSITY DR, V3T 5T7

Active



List Price:	\$121,900	Previous Price:	\$133,900
		Original Price:	\$146,900
Subdiv/Complex:		Approx Yr Blt:	1994
Frontage:		PID:	018-700-594
Depth/Size:		Type:	Apartment/Condo
Lot SqFt:	0	Age at List Date:	20
Exposure:		Zoning:	MF
Stories in Bldg:		Bedrooms:	1
Flood Plain:		Bathrooms:	1
Meas. Type:		Full Baths:	1
Fixtures Lsd:		Half Baths:	0
Fixt Removed:		Taxes:	\$991 (2014)
View:		If New GST/HST Incl:	
		Tax Incl Utils:	No
		Apprvl Req:	

Style of Home:	Upper Unit	Total Parking:	1	Covered Parking:	1
Construction:	Frame - Wood	Parking Access:			
Foundation:	Concrete Perimeter	Parking Facilities:	Garage; Underground		
Exterior:	Stucco				
Rain Screen:		R/I Plumbing:			
Type of Roof:	Metal	Dist to Public Trans:	.5	Dist to School/Bus:	
Renovations:		Units in Development:		Total Units in Strata:	
Flooring:	Wall/Wall/Mixed	Locker:	Yes		
Water Supply:	City/Municipal	Possession:			
Heat/Fuel:	Baseboard, Electric	Title to Land:	Freehold Strata		
No. of Fireplaces:	0	Seller's Interest:	Court Ordered Sale		
Fireplace Fuel:		Mortgage Info:	\$0		
Outdoor Area:	Balcony(s)				
Mngmt Co:	DORSET REALTY	Property Disclosure:	N - NO-"SOLD AS IS WHERE IS"		
Mngmt Ph:	604-270-1711	Bylaw Restrictions:	Pets Allowed w/Rest., Rentals Not Allowed		
	Maint Fee:	\$256.96			

Maint Charge Incl: Gardening, Garbage Pickup, Management, Recreation Facility

Legal: PL LMS1328 LT 24 BLK 5N LD 36 SEC 22 RNG 2W TOGETHER WITH AN INTEREST IN THE COMMON PROPERTY  
 Amenities: Bike Room, Elevator, Exercise Centre, In Suite Laundry, Sauna/Steam Room, Storage  
 Features Incl: Clothes Washer/Dryer/Fridge/Stove/DW

Site Influences:

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main F.	Living Room	11'6 X 10'						
Main F.	Kitchen	8' X 7'6						
Main F.	Dining	11'6 X 10'8						
Main F.	Master Bedroom	11'6 X 10'8						
Main F.	Den	9' X 8'						

<b>Floor Area (SqFt):</b>		<b>Total # Rooms:</b>	5	<b>Bathrooms</b>	
Finished Floor Area Main:	659	Finished Levels:	1	1	4 Piece; Ensuite: N; Level: Main F.
Finished Floor Area Up:	0	Basement Area:	None	2	
Finished Floor Area Down:	0			3	
Finished Floor Area Bsmt:	0	Bsmt Height:		4	
Total Finished Floor Area:	659	Restricted Age:		5	
		# Pets / Cats; Dogs:		6	
Unfinished Floor Area:	0	# or % Rentals:		7	
Grand Total Floor Area:	659			8	

Listing Broker(s): (1) RE/MAX 2000 Realty, (2) RE/MAX 2000 Realty

Location Location Location! One bedroom and den with great layout and French doors leading to den for your home office, hobbies or guest bedroom. Balcony off the master bedroom. Home has a great layout and is ready for your ideas. Breakfast bar for your convenience. Faces north and you can see mountains from your home. Home is close to everything, mall, banks, shopping, SFU Campus, schools, parks & transportation. Camera's in underground parking. Maintenance includes hot water. Car wash in underground & locker room for bikes. Call to view.



Presented by:  
**Mylyne Santos-Precioso**  
 Keller Williams Black Diamond  
 Phone: (604) 723-2000  
 Email: [info@mylyne.com](mailto:info@mylyne.com)  
 Website: [www.mylyne.com](http://www.mylyne.com)

North Surrey, Whalley

MLS# F1435730

Residential Attached

# 208 10533 UNIVERSITY DR, V3T 5T7

Active



List Price:	\$122,900	Previous Price:	
		Original Price:	\$122,900
Subdiv/Complex: Whalley Point			
Frontage:		Approx Yr Blt:	1994
Depth/Size:		PID:	018-700-586
Lot SqFt:	0	Type:	Apartment/Condo
Exposure:		Zoning:	MF
Stories in Bldg:		Taxes:	\$991 (2014)
Flood Plain:		If New GST/HST Incl:	
Meas. Type:	Feet	Full Baths:	1
Fixtures Lsd:	Y - Court-ordered - "as is where is"	Half Baths:	0
Fixt Removed:	Y - Court-ordered - "as is where is"	Tax Incl Utils:	No
View:	Y - Golden Ears Mountains	Apprvl Req:	

Style of Home:	Inside Unit	Total Parking:	Covered Parking:	1
Construction:	Frame - Wood	Parking Access:		
Foundation:	Concrete Perimeter	Parking Facilities:	Garage; Underground	
Exterior:	Mixed			
Rain Screen:		R/I Plumbing:		
Type of Roof:	Metal	Dist to Public Trans:		
Renovations:		Units in Development:		
Flooring:	Mixed	Locker:		
Water Supply:	City/Municipal	Possession:		
Heat/Fuel:	Baseboard, Electric, Natural Gas	Title to Land:	Freehold Strata	
No. of Fireplaces:	0	Seller's Interest:	Court Ordered Sale	
Fireplace Fuel:		Mortgage Info:	\$0	
Outdoor Area:	Balcony(s)			
Mngmt Co:	DORSET REALTY	Property Disclosure:	N - As is where is	
Mngmt Ph:		Bylaw Restrictions:	Pets Allowed w/Rest., Rentals Not Allowed	
	Maint Fee:	\$256.96		

Maint Charge Incl: Gardening

Legal: PL LMS 1328 LOT 23 BLOCK 5N LD 36 SEC 22 RNG 2W TOGETHER WITH AN INTEREST IN THE COMMON PROPERTY  
 Amenities: In Suite Laundry, Elevator  
 Features Incl:

Site Influences: Shopping Nearby, Central Location

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main F.	Living Room	11'3 X 18'						
Main F.	Kitchen	8' X 9'						
Main F.	Bedroom	11' X 10'10						
Main F.	Den	9'2 X 9'7						

<b>Floor Area (SqFt):</b>		<b>Total # Rooms:</b>	4	<b>Bathrooms</b>	
Finished Floor Area Main:	651	Finished Levels:	2	1	4 Piece; Ensuite: N; Level: Main F.
Finished Floor Area Up:	0	Basement Area:	None, Unfinished	2	
Finished Floor Area Down:	0			3	
Finished Floor Area Bsmt:	0	Bsmt Height:		4	
Total Finished Floor Area:	651	Restricted Age:		5	
		# Pets / Cats; Dogs:		6	
Unfinished Floor Area:	0	# or % Rentals:		7	
Grand Total Floor Area:	651			8	

Listing Broker(s): (1) Landmark Realty Mission Ltd.

STEPS AWAY FROM THE SKY TRAIN!!! Fantastic Buy!! This is the perfect opportunity to get your own piece of real estate! Affordable 1 bdrm with open den unit has an open functional layout. In a central location at an unbeatable price, what are you waiting for!





Presented by:  
**Mylyne Santos-Precioso**

Keller Williams Black Diamond  
 Phone: (604) 723-2000  
 Email: [info@mylyne.com](mailto:info@mylyne.com)  
 Website: [www.mylyne.com](http://www.mylyne.com)

Surrey, Queen Mary Park Surrey

MLS# F1432312

Residential Attached

# 202 8115 121A ST, V3W 1J2

Active



List Price: \$129,000 Previous Price: \$139,900  
 Original Price: \$139,900

Subdiv/Complex:  
 Frontage: Approx Yr Blt: 1999 PID: 024-484-814  
 Depth/Size: Type: Apartment/Condo  
 Lot SqFt: 0 Age at List Date: 16 Zoning: RM  
 Exposure: S Bedrooms: 1 Taxes: \$903 (2014)  
 Stories in Bldg: 4 Bathrooms: 1 If New GST/HST Incl:  
 Flood Plain: No Full Baths: 1 Tax Incl Utils: No  
 Meas. Type: Half Baths: 0 Apprvl Reqd:  
 Fixtures Lsd:  
 Fixt Removed:  
 View: N

Style of Home: 1 Storey	Total Parking: 1	Covered Parking: 1
Construction: Frame - Wood	Parking Access: Front	
Foundation: Concrete Perimeter	Parking Facilities: Garage; Underground	
Exterior: Vinyl, Other		
Rain Screen:	R/I Plumbing:	
Type of Roof: Other	Dist to Public Trans:	Dist to School/Bus:
Renovations:	Units in Development:	Total Units in Strata:
Flooring:	Locker:	
Water Supply: City/Municipal	Possession:	
Heat/Fuel: Baseboard	Title to Land: Freehold Strata	
No. of Fireplaces: 1	Seller's Interest: Court Ordered Sale	
Fireplace Fuel: Gas - Natural	Mortgage Info: \$0	
Outdoor Area: Balcony(s)		
Mngmt Co:	Property Disclosure: N - FORECLOSURE	
Mngmt Ph:	Bylaw Restrictions: Pets Allowed w/Rest., Rentals Allowed w/Restrictions	
Maint Fee: \$180.00		

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

Legal: PL LMS3870 LT 18 LD 36 SEC 30 TWP 2 AN INTEREST IN THE COMMON PROPERTY IN PROPORTION T  
 Amenities: Bike Room, Elevator, Guest Suite, In Suite Laundry, Storage, Wheelchair Access  
 Features Incl:

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

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main F.	Living Room	12' X 10'						
Main F.	Kitchen	10' X 8'						
Main F.	Dining	12' X 8'						
Main F.	Master Bedroom	11'4 X 11'8						

<b>Floor Area (SqFt):</b>	Total # Rooms: 4	<b>Bathrooms</b>
Finished Floor Area Main: 645	Finished Levels: 1	1 4 Piece; Ensuite: N; Level: Main F.
Finished Floor Area Up: 0	Basement Area: None	2
Finished Floor Area Down: 0		3
Finished Floor Area Bsmt: 0	Bsmt Height:	4
Total Finished Floor Area: 645	Restricted Age:	5
	# Pets / Cats; Dogs:	6
Unfinished Floor Area: 0	# or % Rentals:	7
Grand Total Floor Area: 645		8

Listing Broker(s): (1) Sutton Grp-West Coast Realty

Nice and Bright 1 Bedroom suite in a well maintained complex. The Crossing offers, granite counters, tiled entry, gas fireplace, insuite laundry h/u, and balcony off livingroom. Plus secure underground parking. Close to all amenities.



Presented by:  
**Mylyne Santos-Precioso**

Keller Williams Black Diamond  
 Phone: (604) 723-2000  
 Email: [info@mylyne.com](mailto:info@mylyne.com)  
 Website: [www.mylyne.com](http://www.mylyne.com)

North Surrey, Guildford

MLS# F1431105

Residential Attached

# 112 15110 108TH AV, V3R 0T6

Active



List Price: \$139,900 Previous Price: \$149,900  
 Original Price: \$165,000

Subdiv/Complex: Frontage: Approx Yr Blt: 1995 PID: 019-022-697  
 Depth/Size: Type: Apartment/Condo  
 Lot SqFt: 0 Age at List Date: 20 Zoning: MR45  
 Exposure: Bedrooms: 1 Taxes: \$946 (2014)  
 Stories in Bldg: Bathrooms: 1 If New GST/HST Incl:  
 Flood Plain: No Full Baths: 1 Tax Incl Utils: No  
 Meas. Type: Half Baths: 0 Apprvl Reqd:  
 Fixtures Lsd: N  
 Fixt Removed: N  
 View: N

Style of Home: Ground Level Unit Total Parking: 1 Covered Parking: 1  
 Construction: Frame - Wood Parking Access: Front  
 Foundation: Concrete Perimeter Parking Facilities: Garage Underbuilding  
 Exterior: Other  
 Rain Screen: R/I Plumbing:  
 Type of Roof: Other Dist to Public Trans:  
 Renovations: Reno Year: Units in Development: Dist to School/Bus:  
 Flooring: Locker:  
 Water Supply: City/Municipal Possession:  
 Heat/Fuel: Baseboard, Electric Title to Land: Freehold Strata  
 No. of Fireplaces: 1 R/I Fireplaces: Seller's Interest: Court Ordered Sale  
 Fireplace Fuel: Gas - Natural Mortgage Info: \$0  
 Outdoor Area: Patio(s)  
 Property Disclosure: N - COURT ORDERED SALE  
 Bylaw Restrictions: Pets Allowed, Rentals Allowed  
 Mngmt Co: Hugh & McKinnon  
 Mngmt Ph: 604-541-5211 Maint Fee: \$208.59

Maint Charge Incl: Management

Legal: PL LMS879 LT 189 LD 36 SEC 20 RNG 1 AN INTEREST IN THE COMMON PROPERTY IN PROPORTION T  
 Amenities: In Suite Laundry  
 Features Incl:

Site Influences:

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main F.	Kitchen	7' X 8'						
Main F.	Dining	11' X 9'						
Main F.	Living Room	11' X 15'						
Main F.	Master Bedroom	11' X 12'						
Main F.	Laundry	5' X 4'						
Main F.	Storage	3' X 4'						

Floor Area (SqFt): Total # Rooms: 6 Bathrooms  
 Finished Floor Area Main: 728 Finished Levels: 1 1 4 Piece; Ensuite: N; Level: Main F.  
 Finished Floor Area Up: 0 Basement Area: None 2  
 Finished Floor Area Down: 0 3  
 Finished Floor Area Bsmt: 0 Bsmt Height: 4  
 Total Finished Floor Area: 728 Restricted Age: 5  
 # Pets / Cats; Dogs: 2 6  
 Unfinished Floor Area: 0 # or % Rentals: 7  
 Grand Total Floor Area: 728 8

Listing Broker(s): (1) RE/MAX Little Oak Realty (Sur)

Court Ordered Sale. One bedroom home in Riverpointe. This home is in good condition and close to all amenities.





Presented by:  
**Mylyne Santos-Precioso**  
 Keller Williams Black Diamond  
 Phone: (604) 723-2000  
 Email: [info@mylyne.com](mailto:info@mylyne.com)  
 Website: [www.mylyne.com](http://www.mylyne.com)

Surrey, West Newton Residential Attached  
**# 401 12125 75A AV, V3W 1B9** **Active**  
**MLS# F1431739**



List Price:	\$139,900	Previous Price:	\$149,900
		Original Price:	\$159,900
Subdiv/Complex: STRAWBERRY HILL ESTATES			
Frontage:		Approx Yr Blt:	1997
Depth/Size:		PID:	023-777-851
Lot SqFt:	0	Type:	Apartment/Condo
Exposure:		Zoning:	MR45
Stories in Bldg:	4	Taxes:	\$985 (2014)
Flood Plain:	No	If New GST/HST Incl:	
Meas. Type:		Tax Incl Utils:	No
Fixtures Lsd:	N	Apprvl Reqd:	
Fixt Removed:	N		
View:	N		

Style of Home:	Upper Unit	Total Parking:	1	Covered Parking:	1
Construction:	Frame - Wood	Parking Access:	Front		
Foundation:	Concrete Perimeter	Parking Facilities:	Garage Underbuilding		
Exterior:	Mixed, Stucco, Brick				
Rain Screen:		R/I Plumbing:			
Type of Roof:	Asphalt	Dist to Public Trans:	CLOSE	Dist to School/Bus:	CLOSE
Renovations:		Units in Development:	104	Total Units in Strata:	104
Flooring:	Mixed	Locker:	Yes		
Water Supply:	City/Municipal	Possession:			
Heat/Fuel:	Hot Water, Radiant	Title to Land:	Freehold Strata		
No. of Fireplaces:	1	Seller's Interest:	Court Ordered Sale		
Fireplace Fuel:	Gas - Natural	Mortgage Info:	\$0		
Outdoor Area:	Sundeck(s)				
Mngmt Co:	PREMIER STRATA	Property Disclosure:	N - COURT ORDERED SALE		
Mngmt Ph:	604-576-7725	Bylaw Restrictions:	Pets Allowed w/Rest., Rentals Allowed w/Restrictions		
Maint Fee:	\$235.00				

Maint Charge Incl: Caretaker, Gardening, Garbage Pickup, Heat, Hot Water, Management, Recreation Facility, Snow removal

Legal: PL LMS2277 LT 92 LD 36 SEC 19 TWP 2 TOGETHER WITH AN INTEREST IN THECOMMON PROPERTY I

Amenities: Elevator, Recreation Center

Features Incl:

Site Influences: Central Location, Shopping Nearby

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main F.	Living Room	12' X 12'						
Main F.	Dining	9' X 9'						
Main F.	Master Bedroom	12' X 10'						
Main F.	Bedroom	10' X 10'						

<b>Floor Area (SqFt):</b>		<b>Total # Rooms:</b>	4	<b>Bathrooms</b>	
Finished Floor Area Main:	843	Finished Levels:	1	1	4 Piece; Ensuite: N; Level: Main F.
Finished Floor Area Up:	0	Basement Area:	None	2	
Finished Floor Area Down:	0			3	
Finished Floor Area Bsmt:	0	Bsmt Height:		4	
Total Finished Floor Area:	843	Restricted Age:		5	
		# Pets / Cats; Dogs:		6	
Unfinished Floor Area:	0	# or % Rentals:		7	
Grand Total Floor Area:	843			8	

Listing Broker(s): (1) RE/MAX Crest Realty

Excellent location for this 2 bedroom 1 bathroom unit on the top floor unit in Strawberry Hills Estates. Bedrooms on either side of the Living room for more privacy. Great location close to shopping, transportation, library, schools and other amenities. Rentals and pets allowed with restrictions. Unit requires new carpeting.



Presented by:  
**Mylyne Santos-Precioso**  
 Keller Williams Black Diamond  
 Phone: (604) 723-2000  
 Email: [info@mylyne.com](mailto:info@mylyne.com)  
 Website: [www.mylyne.com](http://www.mylyne.com)

Surrey, East Newton  
 # 105 13780 76TH AV, V3W 1E5

MLS# F1436601

Residential Attached  
**Active**



List Price:	\$139,900	Previous Price:	
		Original Price:	\$139,900
Subdiv/Complex:		Approx Yr Blt:	1997
Frontage:		PID:	023-883-081
Depth/Size:		Type:	Apartment/Condo
Lot SqFt:	0	Zoning:	MF
Exposure:		Taxes:	\$1,047 (2014)
Stories in Bldg:		If New GST/HST Incl:	
Flood Plain:	No	Tax Incl Utils:	No
Meas. Type:		Apprvl Req:	
Fixtures Lsd:			
Fixt Removed:			
View:	N		

Style of Home:	Ground Level Unit	Total Parking:	2	Covered Parking:	2
Construction:	Frame - Wood	Parking Access:	Front		
Foundation:	Concrete Perimeter	Parking Facilities:	Garage; Underground		
Exterior:	Stucco				
Rain Screen:		R/I Plumbing:			
Type of Roof:	Asphalt	Dist to Public Trans:	1	Dist to School/Bus:	1
Renovations:		Units in Development:		Total Units in Strata:	
Flooring:	Wall/Wall/Mixed	Locker:	Yes		
Water Supply:	City/Municipal	Possession:			
Heat/Fuel:	Electric, Natural Gas	Title to Land:	Freehold Strata		
No. of Fireplaces:	1	Seller's Interest:	Court Ordered Sale		
Fireplace Fuel:	Gas - Natural	Mortgage Info:	\$0		
Outdoor Area:	Patio(s)				
Mngmt Co:	Team Works	Property Disclosure:	N - COURT ORDERED SALE		
Mngmt Ph:	604-854-1734	Bylaw Restrictions:	Pets Allowed w/Rest., Rentals Allowed		
		Maint Fee:	\$180.00		

Maint Charge Incl:	Gas, Hot Water, Management
Legal:	PL LMS2915 LT 11 LD 36 SEC 21 TWP 2 TOGETHER WITH AN INTEREST IN THE COMMON PROPERTY IN PROPORTION T
Amenities:	Elevator, In Suite Laundry
Features Incl:	
Site Influences:	Recreation Nearby, Shopping Nearby

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main F.	Living Room	10' X 12'6						
Main F.	Kitchen	9' X 8'6						
Main F.	Dining	12'6 X 8'						
Main F.	Master Bedroom	14' X 11'6						
Main F.	Bedroom	11' X 9'6						

<b>Floor Area (SqFt):</b>		Total # Rooms:	5	<b>Bathrooms</b>
Finished Floor Area Main:	815	Finished Levels:	1	1 4 Piece; Ensuite: Y; Level: Main F.
Finished Floor Area Up:	0	Basement Area:	None	2 4 Piece; Ensuite: N; Level: Main F.
Finished Floor Area Down:	0			3
Finished Floor Area Bsmt:	0	Bsmt Height:		4
Total Finished Floor Area:	815	Restricted Age:		5
		# Pets / Cats; Dogs:		6
Unfinished Floor Area:	0	# or % Rentals:		7
Grand Total Floor Area:	815			8

Listing Broker(s): (1) Royal LePage West R.E.S.

Attentions investors or 1st time buyersThis 2 bedroom, 2 full bathrooms condo is in walking distance to shopping, restaurants, Costco, transportation and more... Best value in the area. Come See Come Buy



Presented by:  
**Mylyne Santos-Precioso**  
 Keller Williams Black Diamond  
 Phone: (604) 723-2000  
 Email: [info@mylyne.com](mailto:info@mylyne.com)  
 Website: [www.mylyne.com](http://www.mylyne.com)

Surrey, East Newton  
**# 308 13780 76TH AV, V3W 1E5**

**MLS# F1435037**

Residential Attached  
**Active**



List Price:	\$149,000	Previous Price:	
		Original Price:	\$149,000
Subdiv/Complex: EARLS COURT			
Frontage:		Approx Yr Blt:	1997
Depth/Size:		PID:	023-883-286
Lot SqFt:	0	Type:	Apartment/Condo
Exposure:		Age at List Date:	18
Stories in Bldg:	4	Zoning:	MULTI
Flood Plain:		Bedrooms:	2
Meas. Type:		Bathrooms:	2
Fixtures Lsd:	N	Full Baths:	2
Fixt Removed:	N	Half Baths:	0
View:		Taxes:	\$1,050 (2014)
		If New GST/HST Incl:	
		Tax Incl Utils:	No
		Apprvl Reqd:	

Style of Home:	Other		Total Parking:		Covered Parking:	2
Construction:	Frame - Wood		Parking Access:	Front		
Foundation:	Concrete Perimeter		Parking Facilities:	Garage Underbuilding, Visitor Parking		
Exterior:	Stucco					
Rain Screen:	No	R/I Plumbing:				
Type of Roof:	Asphalt		Dist to Public Trans:	CLOSE	Dist to School/Bus:	CLOSE
Renovations:		Reno Year:	Units in Development:		Total Units in Strata:	48
Flooring:	Wall/Wall/Mixed		Locker:			
Water Supply:	City/Municipal		Possession:			
Heat/Fuel:	Electric		Title to Land:	Freehold Strata		
No. of Fireplaces:	1	R/I Fireplaces:	Seller's Interest:	Court Ordered Sale		
Fireplace Fuel:	Gas - Natural		Mortgage Info:	\$0		
Outdoor Area:	Balcony(s)					
			Property Disclosure:	N - BANK FORECLOSURE		
Mngmt Co:	TEAMWORKS		Bylaw Restrictions:	Pets Allowed w/Rest., Rentals Allowed		
Mngmt Ph:	604-854-1734	Maint Fee:	\$260.00			

Maint Charge Incl: Caretaker, Gardening, Garbage Pickup, Gas, Management, Snow removal

Legal: PL LMS2915 LT 31 LD 36 SEC 21 TWP 2 TOGETHER WITH AN INTEREST IN THE COMMON PROPERTY IN PROPORTION T

Amenities: Club House, In Suite Laundry

Features Incl:

Site Influences: Central Location, Gated Complex, Recreation Nearby, Shopping Nearby

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main F.	Living Room	16' X 12'6"						
Main F.	Kitchen	9'8 X 8'8"						
Main F.	Master Bedroom	11'6 X 11'6"						
Main F.	Bedroom	11' X 10'						

<b>Floor Area (SqFt):</b>		Total # Rooms:	4	<b>Bathrooms</b>	
Finished Floor Area Main:	820	Finished Levels:	1	1	4 Piece; Ensuite: Y; Level: Main F.
Finished Floor Area Up:	0	Basement Area:	None	2	4 Piece; Ensuite: N; Level: Main F.
Finished Floor Area Down:	0			3	
Finished Floor Area Bsmt:	0	Bsmt Height:		4	
Total Finished Floor Area:	820	Restricted Age:		5	
		# Pets / Cats; Dogs:		6	
Unfinished Floor Area:	0	# or % Rentals:		7	
Grand Total Floor Area:	820			8	

Listing Broker(s): (1) Omaxwell Realty

Great Location! Close to Superstore, Costco, Canadian Tire, Bank and bus stop. House features 2 bedrooms, 2 full bathroom, in-suite laundry, gas fireplace, plus 2 parking stalls. Separate storage locker included. Pets allowed. No Rentals. Visitor parking available. Quick possession if needed. No door knocking. Call today for your personal viewing!



Presented by:  
**Mylyne Santos-Precioso**  
 Keller Williams Black Diamond  
 Phone: (604) 723-2000  
 Email: [info@mylyne.com](mailto:info@mylyne.com)  
 Website: [www.mylyne.com](http://www.mylyne.com)

North Surrey, Guildford

MLS# F1430657

Residential Attached

# 307 10188 155TH ST, V3R 0R6

Active



List Price:	\$156,900	Previous Price:	\$169,800
		Original Price:	\$179,900
Subdiv/Complex: SOMMERSET			
Frontage:		Approx Yr Blt:	1997
Depth/Size:		PID:	023-910-046
Lot SqFt:	0	Type:	Apartment/Condo
Exposure:	N	Age at List Date:	18
Stories in Bldg:	4	Zoning:	MR 70
Flood Plain:	No	Bedrooms:	2
Meas. Type:		Bathrooms:	2
Fixtures Lsd:	Y - SOLD ON A "AS IS WHERE IS" BASIS	Taxes:	\$1,124 (2014)
Fixt Removed:	Y - SOLD ON A "AS IS WHERE IS" BASIS	If New GST/HST Incl:	
View:	N	Full Baths:	2
		Half Baths:	0
		Tax Incl Utils:	No
		Apprvl Req'd:	No

Style of Home:	1 Storey, Rancher/Bungalow	Total Parking:	1	Covered Parking:	1
Construction:	Frame - Wood	Parking Access:	Front		
Foundation:	Concrete Perimeter	Parking Facilities:	Garage; Underground		
Exterior:	Mixed, Vinyl, Wood				
Rain Screen:		R/I Plumbing:			
Type of Roof:	Asphalt	Dist to Public Trans:	1 BLK	Dist to School/Bus:	2 BLKS
Renovations:		Units in Development:	116	Total Units in Strata:	116
Flooring:	Laminate, Vinyl/Linoleum	Locker:			
Water Supply:	City/Municipal	Possession:			
Heat/Fuel:	Electric, Forced Air	Title to Land:	Freehold Strata		
No. of Fireplaces:	1	Seller's Interest:	Court Ordered Sale		
Fireplace Fuel:	Gas - Natural	Mortgage Info:	\$0		
Outdoor Area:	Balcony(s)				
Mngmt Co:	Campbell Strata Mgmt	Property Disclosure:	N - SOLD AS "AS IS WHERE IS"		
Mngmt Ph:	604-864-0380	Bylaw Restrictions:	Pets Not Allowed, Rentals Allowed w/Restrictions		
Maint Fee:	\$248.00				

Maint Charge Incl: Gardening, Garbage Pickup, Gas, Hot Water, Management, Recreation Facility, Snow removal

Legal: PL LMS2932 LT 93 BLK 5N LD 36 SEC 28 RNG 1W TOGETHER WITH AN INTEREST IN THE COMMON PROPERTY  
 Amenities: Exercise Centre, In Suite Laundry, Playground, Recreation Center, Storage  
 Features Incl:

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

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main F.	Living Room	11'3 X 11'						
Main F.	Dining	11'3 X 8'						
Main F.	Kitchen	10'9 X 10'7						
Main F.	Master Bedroom	13' X 10'8						
Main F.	Bedroom	10'10 X 8'6						
Main F.	Laundry	5' X 5'						

<b>Floor Area (SqFt):</b>		<b>Total # Rooms:</b>	6	<b>Bathrooms</b>	
Finished Floor Area Main:	850	Finished Levels:	1	1	3 Piece; Ensuite: Y; Level: Main F.
Finished Floor Area Up:	0	Basement Area:	None	2	4 Piece; Ensuite: N; Level: Main F.
Finished Floor Area Down:	0			3	
Finished Floor Area Bsmt:	0	Bsmt Height:		4	
Total Finished Floor Area:	850	Restricted Age:		5	
		# Pets / Cats; Dogs:		6	
Unfinished Floor Area:	0	# or % Rentals:		7	
Grand Total Floor Area:	850			8	

Listing Broker(s): (1) RE/MAX 2000 Realty

Court Ordered Sale - Sommerset in Guildford. Spacious 2 bedroom, 2 bathroom home boasting 850 sq. feet with exposure towards Guildford Heights park. Open floor plan, gas fireplace, large kitchen, in-suite laundry and outdoor balcony. Complex located 2 blocks from Guildford Town Centre for shopping, restaurants, transportation and new Guildford Recreation center with pool and recreational facilities. Property is sold on a "As is Where is" basis only. Unit requires updating including all flooring and paint. Unit is still occupied by owner, some notice require to show.



Presented by:  
**Mylyne Santos-Precioso**  
 Keller Williams Black Diamond  
 Phone: (604) 723-2000  
 Email: [info@mylyne.com](mailto:info@mylyne.com)  
 Website: [www.mylyne.com](http://www.mylyne.com)

Surrey, East Newton Residential Attached  
**# 101 13740 75A AV, V3W 0E8** **Active**  
**MLS# F1428658**



List Price:	\$159,900	Previous Price:	\$164,900
		Original Price:	\$182,900
Subdiv/Complex: MI RRA			
Frontage:		Approx Yr Blt:	2011
Depth/Size:		PID:	028-659-899
Lot SqFt:	0	Type:	Apartment/Condo
Exposure:		Zoning:	CD
Stories in Bldg:	4	Taxes:	\$1,128 (2014)
Flood Plain:	No	If New GST/HST Incl:	
Meas. Type:		Tax Incl Utils:	No
Fixtures Lsd:	N - AS IS WHERE IS	Apprvl Req:	
Fixt Removed:	N - AS IS WHERE IS		
View:			

Style of Home:	Inside Unit	Total Parking:	2	Covered Parking:	
Construction:	Frame - Wood	Parking Access:			
Foundation:	Concrete Perimeter	Parking Facilities:	Grge/Double Tandem		
Exterior:	Mixed, Stucco, Wood				
Rain Screen:		R/I Plumbing:			
Type of Roof:	Asphalt	Dist to Public Trans:		Dist to School/Bus:	
Renovations:		Units in Development:		Total Units in Strata:	71
Flooring:	Wall/Wall/Mixed	Locker:			
Water Supply:	City/Municipal	Possession:			
Heat/Fuel:	Baseboard, Electric	Title to Land:	Freehold Strata		
No. of Fireplaces:	0	Seller's Interest:	Court Ordered Sale		
Fireplace Fuel:		Mortgage Info:	\$0		
Outdoor Area:	Patio(s) & Deck(s)				
Mngmt Co:	BAYWEST	Property Disclosure:	N - COURT ORDERED SALE		
Mngmt Ph:		Bylaw Restrictions:	Pets Allowed w/Rest., Rentals Allowed w/Restrictions		
		Maint Fee:	\$220.00		

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

Legal: PL BCS4207 LT 1 LD 36 SEC 21 TWP 2 AN INTEREST IN THE COMMON PROPERTY IN PROPORTION T

Amenities: Playground

Features Incl:

Site Influences:

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main F.	Living Room	16'9 X 11'6						
Main F.	Kitchen	12' X 11'5						
Main F.	Master Bedroom	10' X 9'						
Main F.	Den	8'9 X 7'3						

<b>Floor Area (SqFt):</b>		<b>Total # Rooms:</b>	4	<b>Bathrooms</b>	
Finished Floor Area Main:	659	Finished Levels:	1	1	4 Piece; Ensuite: N; Level: Main F.
Finished Floor Area Up:	0	Basement Area:	None	2	
Finished Floor Area Down:	0			3	
Finished Floor Area Bsmt:	0	Bsmt Height:		4	
Total Finished Floor Area:	659	Restricted Age:		5	
		# Pets / Cats; Dogs:		6	
Unfinished Floor Area:	0	# or % Rentals:		7	
Grand Total Floor Area:	659			8	

Listing Broker(s): (1) Amex - Fraseridge Realty

Looks Brand New ground level 1 bedroom and den unit. Excellent location, walking distance to Safeway, Superstore, Costco, Fruiticana, Banks, Medical/Dental, Library, Gym, Recreation center and transit. Ideal for first time buyers. Nice layout, unit located in the quiet side of the building, well managed building with open courtyard & play area. Measurements, age and monthly maintenance fees are approximate. The buyer should not rely upon listing information without Buyer independently verifying the information.



Presented by:  
**Mylyne Santos-Precioso**

Keller Williams Black Diamond  
Phone: (604) 723-2000  
Email: [info@mylyne.com](mailto:info@mylyne.com)  
Website: [www.mylyne.com](http://www.mylyne.com)

North Surrey, Guildford

MLS# F1428041

Residential Attached

# 140 14813 HOLLY PARK LN, V3R 6Y1

Active



List Price: \$164,900 Previous Price: \$179,900  
Original Price: \$195,000

Subdiv/Complex: NORTH SURREY, GUILDFORD  
Frontage: Approx Yr Blt: 1978 PID: 000-469-653  
Depth/Size: Type: Townhouse  
Lot SqFt: 0 Age at List Date: 36 Zoning: MF  
Exposure: Bedrooms: 2 Taxes: \$1,117 (2014)  
Stories in Bldg: Bathrooms: 1 If New GST/HST Incl:  
Flood Plain: No Full Baths: 1 Tax Incl Utils: No  
Meas. Type: Half Baths: 0 Apprvl Req:  
Fixtures Lsd:  
Fixt Removed:  
View: Y - MTN VIEW

Style of Home: 3 Storey	Total Parking: 1	Covered Parking:
Construction: Frame - Wood	Parking Access: Rear	
Foundation: Concrete Perimeter	Parking Facilities: Open, Visitor Parking	
Exterior: Wood		
Rain Screen: No	R/I Plumbing:	
Type of Roof: Asphalt	Dist to Public Trans: 1 BLK	Dist to School/Bus: 1 BLK
Renovations:	Units in Development: 160	Total Units in Strata: 12
Flooring: Wall/Wall/Mixed	Locker:	
Water Supply: City/Municipal	Possession:	
Heat/Fuel: Baseboard, Electric	Title to Land: Freehold Strata	
No. of Fireplaces: 1	Seller's Interest: Court Ordered Sale	
Fireplace Fuel: Wood	Mortgage Info: \$0	
Outdoor Area: Balcony(s)		
Mngmt Co: PREMIER STRATA SERVICES	Property Disclosure: N - COURT SALE	
Mngmt Ph: 604-576-7725	Bylaw Restrictions: Pets Allowed	
Maint Fee: \$202.00		

Maint Charge Incl: Caretaker, Gardening, Snow removal

Legal: PL NWS1018 LT 140 LD 36 RNG 1 TOGETHER WITH AN INTEREST IN THECOMMON PROPERTY I  
Amenities: Playground, Pool; Outdoor  
Features Incl:

Site Influences: Central Location, Recreation Nearby, Shopping Nearby

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main F.	Living Room	14' X 16'5						
Main F.	Kitchen	12' X 8'						
Main F.	Dining	11' X 0'						
Above	Master Bedroom	13'8 X 11'						
Above	Bedroom	11'7 X 10'5						

<b>Floor Area (SqFt):</b>	<b>Total # Rooms:</b> 5	<b>Bathrooms</b>
Finished Floor Area Main: 555	Finished Levels: 3	1 4 Piece; Ensuite: N; Level: Above
Finished Floor Area Up: 505	Basement Area: None	2
Finished Floor Area Down: 0		3
Finished Floor Area Bsmt: 40	Bsmt Height:	4
Total Finished Floor Area: 1,100	Restricted Age:	5
	# Pets / Cats; Dogs:	6
Unfinished Floor Area: 0	# or % Rentals:	7
Grand Total Floor Area: 1,100		8

Listing Broker(s): (1) Omaxwell Realty

Great for first time buyers. This 3 level home features 2 bedroom + bathroom. Property offers a quiet and beautiful garden with distant mountain views. Property is located in a family oriented neighborhood, close to both levels of schools, parks, bus stops, libraries, Guildford Mall, theater, restaurants, rec center, swimming pool and much more. Easy access to Hwy 1. Fenced yard. Pets allowed. Plenty of visitor parking. Buy it as rental property for long term return and bring all offers. Great Value! Call today for your personal viewing!





Presented by:  
**Mylyne Santos-Precioso**

Keller Williams Black Diamond  
 Phone: (604) 723-2000  
 Email: [info@mylyne.com](mailto:info@mylyne.com)  
 Website: [www.mylyne.com](http://www.mylyne.com)

Surrey, East Newton

MLS# F1427811

Residential Attached

# 213 7426 138 ST, V3W 6G4

Active



List Price: \$169,900 Previous Price: \$178,000  
 Original Price: \$195,000

Subdiv/Complex: Glencoe Estates  
 Frontage: 0.00 Approx Yr Bld: 1976 PID: 001-431-951  
 Depth/Size: 0 Type: Apartment/Condo  
 Lot SqFt: 0 Age at List Date: 38 Zoning: MF  
 Exposure: Bedrooms: 3 Taxes: \$1,177 (2014)  
 Stories in Bldg: Bathrooms: 1 If New GST/HST Incl:  
 Flood Plain: Full Baths: 1 Tax Incl Utils: No  
 Meas. Type: Half Baths: 0 Apprvl Req: No  
 Fixtures Lsd: N  
 Fixt Removed: N  
 View:

Style of Home: 1 Storey Total Parking: 2 Covered Parking: 1  
 Construction: Brick, Frame - Wood Parking Access:  
 Foundation: Concrete Perimeter Parking Facilities: Garage; Underground, Visitor Parking  
 Exterior: Aluminum, Brick  
 Rain Screen: R/I Plumbing:  
 Type of Roof: Torch-On Dist to Public Trans: 1 Dist to School/Bus: 1  
 Renovations: Completely Reno Year: 2011 Units in Development:  
 Flooring: Laminate, Tile Locker: Yes  
 Water Supply: City/Municipal Possession:  
 Heat/Fuel: Hot Water, Natural Gas Title to Land: Freehold Strata  
 No. of Fireplaces: 1 R/I Fireplaces: Seller's Interest: Court Ordered Sale  
 Fireplace Fuel: Electric Mortgage Info: \$0  
 Outdoor Area: Balcony(s), Patio(s)  
 Property Disclosure: N - court ordered sale  
 Mngmt Co: Self Managed Bylaw Restrictions: Pets Allowed w/Rest., Rentals Allowed  
 Mngmt Ph: 604-591-6982 Maint Fee: \$409.00

Maint Charge Incl: Recreation Facility, Sewer, Snow removal, Water, Gardening, Garbage Pickup, Heat, Hot Water, Management

Legal: PL NWS526 LT 29 LD 36 SEC 21 TWP 2 STRATA LOT AS SHOWN ON FORM 1.  
 Amenities: Exercise Centre, Playground, Pool; Indoor, Recreation Center, Sauna/Steam Room, Club House  
 Features Incl:

Site Influences: Recreation Nearby, Shopping Nearby, Central Location

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main F.	Living Room	14'8 X 16'6						
Main F.	Foyer	11' X 7'						
Main F.	Kitchen	8'3 X 15'						
Main F.	Dining	8'4 X 9'4						
Main F.	Master Bedroom	10'7 X 14'8						
Main F.	Walk-In Closet	11' X 6'6						
Main F.	Bedroom	9' X 14'8						
Main F.	Bedroom	9'4 X 14'8						

<b>Floor Area (SqFt):</b>	Total # Rooms: 8	<b>Bathrooms</b>
Finished Floor Area Main: 1,290	Finished Levels: 1	1 4 Piece; Ensuite: N; Level: Main F.
Finished Floor Area Up: 0	Basement Area: None	2
Finished Floor Area Down: 0		3
Finished Floor Area Bsmt: 0	Bsmt Height:	4
Total Finished Floor Area: 1,290	Restricted Age:	5
	# Pets / Cats; Dogs: 2 / Cats: Yes; Dogs: Yes	6
Unfinished Floor Area: 0	# or % Rentals:	7
Grand Total Floor Area: 1,290		8

Listing Broker(s): (1) Sutton Premier Realty

3 bedroom condo in a popular complex (Glencoe Estates) in central Newton close to all amenities, shopping, recreation, transit, and schools. Renovated kitchen, huge living room, good size bedrooms, master bedroom with big walk-in closet. Complex has a new recreation center, indoor swimming pool, sauna, exercise center, playground, and under-ground parking. Maintenance fee includes heat, hot-water, snow removal, gardening.



Presented by:  
**Mylyne Santos-Precioso**

Keller Williams Black Diamond  
Phone: (604) 723-2000  
Email: [info@mylyne.com](mailto:info@mylyne.com)  
Website: [www.mylyne.com](http://www.mylyne.com)

Surrey, West Newton **MLS# F1435748** Residential Attached  
# 109 12155 75A AV, V3W 1B9 **Active**



List Price:	\$169,900	Previous Price:	
		Original Price:	\$169,900
Subdiv/Complex: STRAWBERRY HILL ESTATES			
Frontage:		Approx Yr Blt:	1997
Depth/Size:		PID:	023-318-813
Lot SqFt:	0	Type:	Apartment/Condo
Exposure:		Age at List Date:	18
Stories in Bldg:	4	Zoning:	MR45
Flood Plain:	No	Bedrooms:	2
Meas. Type:		Bathrooms:	2
Fixtures Lsd:	N - SOLD AS IS WHERE IS	Full Baths:	2
Fixt Removed:	N - SOLD AS IS WHERE IS	Half Baths:	0
View:	Y - GRASS AREA	Taxes:	\$1,063 (2014)
		If New GST/HST Incl:	No
		Tax Incl Utils:	No
		Apprvl Reqd:	No

Style of Home:	Corner Unit, Ground Level Unit	Total Parking:	1	Covered Parking:	1
Construction:	Frame - Wood	Parking Access:			
Foundation:	Concrete Slab	Parking Facilities:	Garage; Underground		
Exterior:	Mixed, Stucco				
Rain Screen:		R/I Plumbing:	No		
Type of Roof:	Other				
Renovations:		Reno Year:		Dist to Public Trans:	1
Flooring:	Vinyl/Linoleum, Wall/Wall/Mixed	Units in Development:	104	Dist to School/Bus:	2
Water Supply:	City/Municipal	Locker:		Total Units in Strata:	104
Heat/Fuel:	Hot Water, Radiant	Possession:			
No. of Fireplaces:	1	Title to Land:	Freehold Strata		
Fireplace Fuel:	Gas - Natural	Seller's Interest:	Registered Owner, Court Ordered Sale		
Outdoor Area:	Patio(s)	Mortgage Info:	\$0		
		Property Disclosure:	N - SOLD AS IS WHERE IS		
Mngmt Co:	PREMIER STRATA SERVICES INC.	Bylaw Restrictions:	Pets Not Allowed, Rentals Allowed w/Restrictions		
Mngmt Ph:	604-371-2208	Maint Fee:	\$264.55		

Maint Charge Incl:	Gardening, Garbage Pickup, Management
Legal:	PL LMS2277 LT 9 LD 36 SEC 19 TWP 2 PART SW 1/4, TOGETHER WITH AN INTEREST IN THECOMMON PROPERTY I
Amenities:	Elevator, In Suite Laundry, Playground
Features Incl:	
Site Influences:	Central Location, Recreation Nearby, Shopping Nearby

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main F.	Living Room	14'6 X 13'						
Main F.	Kitchen	11' X 8'						
Main F.	Dining	9' X 8'						
Main F.	Master Bedroom	12' X 10'						
Main F.	Bedroom	10' X 8'						
Main F.	Laundry	8' X 5'						

<b>Floor Area (SqFt):</b>		<b>Total # Rooms:</b>	6	<b>Bathrooms</b>	
Finished Floor Area Main:	968	Finished Levels:	1	1	4 Piece; Ensuite: N; Level: Main F.
Finished Floor Area Up:	0	Basement Area:	None	2	3 Piece; Ensuite: Y; Level: Main F.
Finished Floor Area Down:	0			3	
Finished Floor Area Bsmt:	0	Bsmt Height:		4	
Total Finished Floor Area:	968	Restricted Age:		5	
		# Pets / Cats; Dogs: 2 / Cats: Yes; Dogs: Yes		6	
Unfinished Floor Area:	0	# or % Rentals:	0	7	
Grand Total Floor Area:	968			8	

Listing Broker(s): (1) Royal LePage West R.E.S.

WOW!!!! Ground floor - Bright, Corner unit offering a ton of additional windows overlooking the grass area on the West side of the building. This unit has a large open feel and is ready for immediate occupancy. There is in-suite laundry that doubles as a storage room. The kitchen has loads of cabinets and a pass through to the dining area. The living room offers a gas fireplace, a walkout door to the patio which overlooks the grassy area and the west wall has lots of additional windows, making this home bright inside. The Master bedroom has 3 closets and a full 3pc. en-suite. The unit is in need of a full renovation, requiring all new flooring, appliances, paint, some light fixtures. Great unit with a great starting point.



Presented by:  
**Mylyne Santos-Precioso**

Keller Williams Black Diamond  
Phone: (604) 723-2000  
Email: [info@mylyne.com](mailto:info@mylyne.com)  
Website: [www.mylyne.com](http://www.mylyne.com)

Surrey, West Newton **MLS# F1435883** Residential Attached  
# 301 7435 121A ST, V3W 0W8 **Active**



List Price:	\$199,900	Previous Price:	
		Original Price:	\$199,900
Subdiv/Complex: STRAWBERRY HILL ESTATES			
Frontage:		Approx Yr Blt:	1994
Depth/Size:		PID:	018-768-342
Lot SqFt:	0	Type:	Apartment/Condo
Exposure:		Zoning:	MF45
Stories in Bldg:		Taxes:	\$1,171 (2014)
Flood Plain:	No	If New GST/HST Incl:	
Meas. Type:		Tax Incl Utils:	No
Fixtures Lsd:	N	Apprvl Req:	
Fixt Removed:	N		
View:			

Style of Home:	Upper Unit	Total Parking:	2	Covered Parking:	2
Construction:	Frame - Wood	Parking Access:	Side		
Foundation:	Concrete Perimeter	Parking Facilities:	Garage Underbuilding		
Exterior:	Mixed, Stucco				
Rain Screen:		R/I Plumbing:			
Type of Roof:	Other	Dist to Public Trans:	CLOSE	Dist to School/Bus:	CLOSE
Renovations:		Units in Development:	65	Total Units in Strata:	65
Flooring:	Mixed	Locker:	Yes		
Water Supply:	City/Municipal	Possession:			
Heat/Fuel:	Hot Water, Radiant	Title to Land:	Freehold Strata		
No. of Fireplaces:	1	Seller's Interest:	Court Ordered Sale		
Fireplace Fuel:	Gas - Natural	Mortgage Info:	\$0 / Treat as Clear Title		
Outdoor Area:	Balcony(s)				
Mngmt Co:	SELF MANAGED	Property Disclosure:	N - COURT ORDERED SALE		
Mngmt Ph:	604-209-6748	Bylaw Restrictions:	Pets Allowed w/Rest., Rentals Not Allowed		
Maint Fee:	\$311.00				

Maint Charge Incl: Caretaker, Gardening, Garbage Pickup, Gas, Hot Water, Management, Snow removal

Legal: PL LMS1422 LT 51 LD 36 SEC 19 TWP 2 PART SW 1/4, TOGETHER WITH AN INTEREST IN THE COMMON PROPERTY I

Amenities: Club House, Elevator, In Suite Laundry, Storage, Wheelchair Access

Features Incl: Intercom, Smoke Alarm, Sprinkler - Fire

Site Influences: Shopping Nearby

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main F.	Living Room	15' X 10'						
Main F.	Dining	9' X 8'						
Main F.	Kitchen	10'6 X 9'						
Main F.	Eating Area	6' X 5'6						
Main F.	Master Bedroom	17'6 X 13'6						
Main F.	Bedroom	11' X 9'						
Main F.	Laundry	9' X 5'						

<b>Floor Area (SqFt):</b>		<b>Total # Rooms:</b>	7	<b>Bathrooms</b>	
Finished Floor Area Main:	1,130	Finished Levels:	1	1	3 Piece; Ensuite: Y; Level: Main F.
Finished Floor Area Up:	0	Basement Area:	None	2	4 Piece; Ensuite: N; Level: Main F.
Finished Floor Area Down:	0			3	
Finished Floor Area Bsmt:	0	Bsmt Height:		4	
Total Finished Floor Area:	1,130	Restricted Age:		5	
		# Pets / Cats; Dogs: 1 / Cats: Yes; Dogs: Yes		6	
Unfinished Floor Area:	0	# or % Rentals:		7	
Grand Total Floor Area:	1,130			8	

Listing Broker(s): (1) RE/MAX Crest Realty

Fantastic location close to everything - shopping, transit, parks, entertainment, restaurants and more. Large 2 bedroom, 2 bathroom and 2 parking stalls. Very large master bedroom with a sitting area and an ensuite. 1130 sqft bright unit with a gas fireplace. Unit has a storage room on the same floor and ensuite laundry. Pets allowed with restrictions (1 dog or cat) but no rentals allowed.



Presented by:  
**Mylyne Santos-Precioso**  
 Keller Williams Black Diamond  
 Phone: (604) 723-2000  
 Email: [info@mylyne.com](mailto:info@mylyne.com)  
 Website: [www.mylyne.com](http://www.mylyne.com)

North Surrey, Whalley Residential Attached  
**# 410 13939 LAUREL DR, V3T 1A8** **Active**  
**MLS# F1431641**



List Price:	\$204,900	Previous Price:	
		Original Price:	\$204,900
Subdiv/Complex: KING GEORGE MANOR			
Frontage:		Approx Yr Blt:	1994
Depth/Size:		PID:	018-882-056
Lot SqFt:	0	Type:	Apartment/Condo
Exposure:		Zoning:	MR45
Stories in Bldg:		Taxes:	\$1,274 (2014)
Flood Plain:	No	If New GST/HST Incl:	
Meas. Type:		Tax Incl Utils:	No
Fixtures Lsd:	N	Apprvl Req:	
Fixt Removed:	N		
View:			

Style of Home:	Upper Unit	Total Parking:	1	Covered Parking:	1
Construction:	Frame - Wood	Parking Access:	Front		
Foundation:	Concrete Perimeter	Parking Facilities:	Garage Underbuilding		
Exterior:	Stucco				
Rain Screen:	Full	R/I Plumbing:			
Type of Roof:	Asphalt	Dist to Public Trans:	CLOSE	Dist to School/Bus:	CLOSE
Renovations:		Units in Development:		Total Units in Strata:	
Flooring:	Mixed	Locker:			
Water Supply:	City/Municipal	Possession:			
Heat/Fuel:	Baseboard, Electric, Natural Gas	Title to Land:	Freehold Strata		
No. of Fireplaces:	1	Seller's Interest:	Court Ordered Sale		
Fireplace Fuel:	Gas - Natural	Mortgage Info:	\$0		
Outdoor Area:	Balcony(s)				
Mngmt Co:	PREMIER STRATA SERVICES	Property Disclosure:	N - COURT ORDERED SALE		
Mngmt Ph:	604-371-2208	Bylaw Restrictions:	Pets Allowed w/Rest., Rentals Allowed w/Restrictions		
Maint Fee:	\$260.00				

Maint Charge Incl: Gardening, Garbage Pickup, Management, Snow removal

Legal: PL LMS1374 LT 80 LD 36 SEC 35 RNG 2 TOGETHER WITH AN INTEREST IN THE COMMONPROPERTY I

Amenities: Club House, Elevator, In Suite Laundry

Features Incl:

Site Influences: Central Location, Recreation Nearby, Shopping Nearby

<u>Floor</u>	<u>Type</u>	<u>Dimensions</u>	<u>Floor</u>	<u>Type</u>	<u>Dimensions</u>	<u>Floor</u>	<u>Type</u>	<u>Dimensions</u>
Main F.	Living Room	14' X 9'						
Main F.	Dining	14' X 8'						
Main F.	Kitchen	12' X 9'						
Main F.	Master Bedroom	13' X 12'						
Main F.	Bedroom	10' X 9'						
Main F.	Laundry	6' X 5'						

<b>Floor Area (SqFt):</b>		<b>Total # Rooms:</b>	6	<b>Bathrooms</b>	
Finished Floor Area Main:	1,109	Finished Levels:	1	1	4 Piece; Ensuite: Y; Level: Main F.
Finished Floor Area Up:	0	Basement Area:	None	2	4 Piece; Ensuite: N; Level: Main F.
Finished Floor Area Down:	0			3	
Finished Floor Area Bsmt:	0	Bsmt Height:		4	
Total Finished Floor Area:	1,109	Restricted Age:		5	
		# Pets / Cats; Dogs:		6	
Unfinished Floor Area:	0	# or % Rentals:		7	
Grand Total Floor Area:	1,109			8	

Listing Broker(s): (1) RE/MAX Crest Realty

Large 2 bedroom, 2 bathroom corner unit with 1109 sqft on the top floor. Walking distance to all amenities such as Surrey Central Mall, Surrey Memorial Hospital, parks, schools and the King George Skytrain Station. Easy to show - pets and rentals allowed with restrictions.



Presented by:  
**Mylyne Santos-Precioso**

Keller Williams Black Diamond  
 Phone: (604) 723-2000  
 Email: [info@mylyne.com](mailto:info@mylyne.com)  
 Website: [www.mylyne.com](http://www.mylyne.com)

Surrey, East Newton

MLS# F1432716

Residential Attached

# 34 6625 138TH ST, V3W 5G7

Active



List Price: \$208,800 Previous Price: \$220,900  
 Original Price: \$220,900

Subdiv/Complex: HYLAND CREEK  
 Frontage: Approx Yr Blt: 1979 PID: 001-680-587  
 Depth/Size: Type: Townhouse  
 Lot SqFt: 0 Age at List Date: 36 Zoning: MR15  
 Exposure: Bedrooms: 3 Taxes: \$1,461 (2014)  
 Stories in Bldg: Bathrooms: 1 If New GST/HST Incl:  
 Flood Plain: Full Baths: 1 Tax Incl Utils: No  
 Meas. Type: Half Baths: 0 Apprvl Req:  
 Fixtures Lsd:  
 Fixt Removed:  
 View:

Style of Home: 2 Storey	Total Parking: 1	Covered Parking:
Construction: Concrete Frame, Frame - Wood	Parking Access:	
Foundation: Concrete Slab	Parking Facilities: Visitor Parking	
Exterior: Vinyl		
Rain Screen:	R/I Plumbing:	
Type of Roof: Asphalt	Dist to Public Trans:	Dist to School/Bus:
Renovations:	Units in Development:	Total Units in Strata: 250
Flooring: Wall/Wall/Mixed	Locker:	
Water Supply: City/Municipal	Possession:	
Heat/Fuel: Baseboard, Electric	Title to Land: Freehold Strata	
No. of Fireplaces: 1	Seller's Interest: Court Ordered Sale	
Fireplace Fuel: Wood	Mortgage Info: \$0	
Outdoor Area: Patio(s)		
Mngmt Co: FRASER CAMPBELL	Property Disclosure: N - COURT ORDERED SALE	
Mngmt Ph: 604-585-3276	Bylaw Restrictions: Pets Allowed w/Rest.	
Maint Fee: \$155.00		

Maint Charge Incl: Caretaker, Gardening, Garbage Pickup, Management, Snow removal

Legal: PL NWS1187 LT 34 LD 36 SEC 16 TWP 2 AN INTEREST IN THE COMMON PROPERTY IN PROPORTION T  
 Amenities: Club House, Pool; Outdoor, Storage  
 Features Incl: Clothes Washer/Dryer/Fridge/Stove/DW, Drapes/Window Coverings, Storage Shed

Site Influences: Central Location, Cul-de-Sac, Private Setting, Recreation Nearby, Shopping Nearby

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main F.	Living Room	13' X 7'						
Main F.	Kitchen	12' X 8'						
Main F.	Family Room	17' X 11'						
Above	Master Bedroom	15' X 9'						
Above	Bedroom	9' X 8'						
Above	Bedroom	9' X 8'						

<b>Floor Area (SqFt):</b>	Total # Rooms: 6	<b>Bathrooms</b>
Finished Floor Area Main: 578	Finished Levels: 2	1 4 Piece; Ensuite: N; Level: Above
Finished Floor Area Up: 568	Basement Area: None	2
Finished Floor Area Down: 0		3
Finished Floor Area Bsmt: 0	Bsmt Height:	4
Total Finished Floor Area: 1,146	Restricted Age:	5
	# Pets / Cats; Dogs:	6
Unfinished Floor Area: 0	# or % Rentals:	7
Grand Total Floor Area: 1,146		8

Listing Broker(s): (1) Sutton Group-West Coast Realty

Perfect 3 bedroom entry level townhome for first time buyers, young family or retiree. Centrally located to shopping, transit and recreational facilities. Beautiful tree and open greenspace. Call today for your private viewing!





Presented by:  
**Mylyne Santos-Precioso**

Keller Williams Black Diamond  
Phone: (604) 723-2000  
Email: [info@mylyne.com](mailto:info@mylyne.com)  
Website: [www.mylyne.com](http://www.mylyne.com)

Surrey, East Newton

MLS# F1426643

Residential Attached

# 206 13893 74TH AV, V3W 6G6

Active



List Price: \$234,900 Previous Price: \$244,900  
Original Price: \$265,000

Subdiv/Complex: GLENCOE ESTATES

Frontage:	Approx Yr Bld:	1977	PID:	001-434-373
Depth/Size:	Type:			Townhouse
Lot SqFt:	Age at List Date:	37	Zoning:	RES45
Exposure:	Bedrooms:	3	Taxes:	\$1,481 (2014)
Stories in Bldg:	Bathrooms:	3	If New GST/HST Incl:	
Flood Plain:	Full Baths:	1	Tax Incl Utils:	No
Meas. Type:	Half Baths:	2	Apprvl Req:	No
Fixtures Lsd:	N - SOLD AS IS WHERE IS			
Fixt Removed:	N - SOLD AS IS WHERE IS			
View:	Y - GREEN SPACE BEHIND UNIT			

Style of Home:	2 Storey, End Unit	Total Parking:	1	Covered Parking:	1
Construction:	Frame - Wood	Parking Access:	Front		
Foundation:	Concrete Perimeter	Parking Facilities:	Carport; Single, Visitor Parking		
Exterior:	Brick, Mixed				
Rain Screen:		R/I Plumbing:	No		
Type of Roof:	Asphalt	Dist to Public Trans:	1 BLK	Dist to School/Bus:	1 BLK
Renovations:	Partly	Units in Development:	272	Total Units in Strata:	272
Flooring:	Laminate, Tile, Wall/Wall/Mixed	Locker:	No		
Water Supply:	City/Municipal	Possession:			
Heat/Fuel:	Baseboard, Hot Water	Title to Land:	Freehold Strata		
No. of Fireplaces:	1	Seller's Interest:	Court Ordered Sale		
Fireplace Fuel:	Wood	Mortgage Info:	\$0 / Treat as Clear Title		
Outdoor Area:	Fenced Yard, Patio(s)				
Mngmt Co:	Self Managed	Property Disclosure:	N - SOLD "AS IS WHERE IS"		
Mngmt Ph:	604-591-6982	Bylaw Restrictions:	Pets Allowed w/Rest., Rentals Allowed		
Maint Fee:	\$325.87				

Maint Charge Incl: Garbage Pickup, Management

Legal: PL NWS526 LT 206 LD 36 SEC 21 TWP 2 AN INTEREST IN THE COMMON PROPERTY IN PROPORTION T  
Amenities: Club House, Exercise Centre, In Suite Laundry, Playground, Pool; Indoor, Sauna/Steam Room  
Features Incl:

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

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main F.	Kitchen	14' X 8'						
Main F.	Living Room	19' X 13'						
Main F.	Dining	19' X 8'						
Main F.	Laundry	4' X 3'						
Above	Master Bedroom	15' X 10'6						
Above	Bedroom	13'6 X 9'6						
Above	Bedroom	12'6 X 9'4						

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

Listing Broker(s): (1) Royal LePage West R.E.S.

WOW!!! GLENCOE ESTATES END UNIT. This is a must see END UNIT. The owner is maintaining the home. The unit has had lots of updating. When you first walk in you are greeted by bright laminate floors, renovated maple kitchen cabinets, tile splash and counter tops including a large breakfast bar. The formal areas include a large dining room with a place for the hutch, which could easily be used as a computer space, living room with a cozy wood burning fireplace & a slider door to the fully fenced back yard overlooking greenspace behind. Upstairs is 3 good sized bedrooms. The master room has a walk-in closet and en-suite bath. The main bath has 2 sinks-perfect for the kids bed time. Loads of amenities in the complex for the family.





Presented by:  
**Mylyne Santos-Precioso**

Keller Williams Black Diamond  
 Phone: (604) 723-2000  
 Email: [info@mylyne.com](mailto:info@mylyne.com)  
 Website: [www.mylyne.com](http://www.mylyne.com)

Surrey, Fleetwood Tynehead

MLS# F1428820

Residential Attached

# 32 16233 83RD AV, V4N 0Z3

Active



List Price: \$244,900 Previous Price: \$249,900  
 Original Price: \$284,900

Subdiv/Complex: VERANDA

Frontage:	Approx Yr Blt: 2006	PID:	026-776-219
Depth/Size:		Type:	Townhouse
Lot SqFt: 0	Age at List Date: 8	Zoning:	MR30
Exposure:	Bedrooms: 2	Taxes:	\$1,820 (2014)
Stories in Bldg:	Bathrooms: 2	If New GST/HST Incl:	
Flood Plain: No	Full Baths: 1	Tax Incl Utils:	No
Meas. Type:	Half Baths: 1	Apprvl Reqd:	No
Fixtures Lsd: N			
Fixt Removed: N			
View:			

Style of Home:	End Unit	Total Parking:	2	Covered Parking:	2
Construction:	Frame - Wood	Parking Access:	Front		
Foundation:	Concrete Perimeter	Parking Facilities:	Grge/Double Tandem, Visitor Parking		
Exterior:	Mixed, Vinyl				
Rain Screen:		R/I Plumbing:			
Type of Roof:	Asphalt	Dist to Public Trans:	CLOSE	Dist to School/Bus:	CLOSE
Renovations:		Units in Development:	90	Total Units in Strata:	90
Flooring:	Mixed	Locker:			
Water Supply:	City/Municipal	Possession:			
Heat/Fuel:	Baseboard, Electric	Title to Land:	Freehold Strata		
No. of Fireplaces:	1	Seller's Interest:	Court Ordered Sale		
Fireplace Fuel:	Electric	Mortgage Info:	\$0 / Treat as Clear Title		
Outdoor Area:	Sundeck(s)				
		Property Disclosure:	N - COURT ORDERED SALE		
Mngmt Co:	REMAX PROPERTY GROUP	Bylaw Restrictions:	Pets Allowed w/Rest., Rentals Allowed w/Restrictions		
Mngmt Ph:	604-821-2999	Maint Fee:	\$140.00		

Maint Charge Incl: Gardening, Hot Water

Legal: PL BCS1885 LT 32 LD 36 SEC 25 TWP 2 AN INTEREST IN THE COMMON PROPERTY IN PROPORTION T  
 Amenities: In Suite Laundry  
 Features Incl:

Site Influences: Central Location, Shopping Nearby

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main F.	Living Room	17' X 12'						
Main F.	Kitchen	11'4 X 11'2						
Main F.	Pantry	4'6 X 3'2						
Above	Master Bedroom	14' X 11'						
Above	Bedroom	11'2 X 9'						

<b>Floor Area (SqFt):</b>	Total # Rooms:	5	<b>Bathrooms</b>
Finished Floor Area Main:	Finished Levels:	3	1 5 Piece; Ensuite: N; Level: Above
Finished Floor Area Up:	Basement Area:	Part, Partly Finished	2 2 Piece; Ensuite: N; Level: Main F.
Finished Floor Area Down:			3
Finished Floor Area Bsmt:	Bsmt Height:		4
Total Finished Floor Area:	Restricted Age:		5
	# Pets / Cats; Dogs:		6
Unfinished Floor Area:	# or % Rentals:		7
Grand Total Floor Area:			8

Listing Broker(s): (1) RE/MAX Crest Realty

Great location close to shopping, transportation and schools. Combined kitchen and eating area. Separate walk-in pantry for lots of storage. Large deck off the kitchen ideal for BBQ. 2 bedrooms and a 5pc bath up and a 2pc on the main floor. Double tandem garage with lots of storage. This is an end unit with visitor parking right outside the front door. Shows well..... Rentals and pets allowed with restrictions. Rentals currently maxed out.



Presented by:  
**Mylyne Santos-Precioso**

Keller Williams Black Diamond  
 Phone: (604) 723-2000  
 Email: [info@mylyne.com](mailto:info@mylyne.com)  
 Website: [www.mylyne.com](http://www.mylyne.com)

Surrey, Sullivan Station

MLS# F1430558

Residential Attached

# 14 15068 58TH AV, V3S 9J9

Active



List Price: \$245,900 Previous Price: \$251,900  
 Original Price: \$264,900

Subdiv/Complex: SUMMERRIDGE

Frontage:	Approx Yr Bld:	2001	PID:	024-918-041
Depth/Size:	Type:			Townhouse
Lot SqFt: 0	Age at List Date:	14	Zoning:	MF
Exposure:	Bedrooms:	2	Taxes:	\$1,853 (2014)
Stories in Bldg:	Bathrooms:	2	If New GST/HST Incl:	
Flood Plain: No	Full Baths:	2	Tax Incl Utils:	No
Meas. Type:	Half Baths:	0	Apprvl Req:	
Fixtures Lsd:				
Fixt Removed:				
View:				

Style of Home:	3 Storey	Total Parking:	2	Covered Parking:	2
Construction:	Frame - Wood	Parking Access:	Front		
Foundation:	Concrete Perimeter	Parking Facilities:	Grge/Double Tandem, Visitor Parking		
Exterior:	Vinyl				
Rain Screen:	Full	R/I Plumbing:			
Type of Roof:	Asphalt				
Renovations:		Reno Year:		Dist to Public Trans:	WALKING
Flooring:	Laminate			Units in Development:	
Water Supply:	City/Municipal			Locker:	
Heat/Fuel:	Electric, Forced Air, Natural Gas			Possession:	
No. of Fireplaces:	1	R/I Fireplaces:		Title to Land:	Freehold Strata
Fireplace Fuel:	Gas - Natural			Seller's Interest:	Court Ordered Sale, Registered Owner
Outdoor Area:	Patio(s)			Mortgage Info:	\$0
Mngmt Co:	CAMPBELL STRATA MGMT	Property Disclosure:	N - NEVER LIVED IN HOME		
Mngmt Ph:	604-864-0380	Bylaw Restrictions:	Pets Allowed w/Rest., Rentals Allowed w/Restrictions		
Maint Fee:	\$225.30				

Maint Charge Incl: Gardening, Garbage Pickup, Management

Legal: PL LMS4287 LT 22 LD 36 SEC 10 TWP 2 AN INTEREST IN THE COMMON PROPERTY IN PROPORTION T  
 Amenities: Club House  
 Features Incl: Drapes/Window Coverings

Site Influences: Central Location, Golf Course Nearby, Shopping Nearby

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main F.	Living Room	10'7 X 16'9						
Main F.	Kitchen	7'11 X 11'11						
Main F.	Eating Area	6'5 X 10'5						
Main F.	Dining	10' X 9'						
Above	Master Bedroom	11'6 X 12'						
Above	Bedroom	10' X 10'						

<b>Floor Area (SqFt):</b>		<b>Total # Rooms:</b>	6	<b>Bathrooms</b>
Finished Floor Area Main:	546	Finished Levels:	3	1 3 Piece; Ensuite: Y; Level: Above
Finished Floor Area Up:	534	Basement Area:	Part	2 4 Piece; Ensuite: N; Level: Above
Finished Floor Area Down:	0			3
Finished Floor Area Bsmt:	91	Bsmt Height:		4
Total Finished Floor Area:	1,171	Restricted Age:		5
		# Pets / Cats; Dogs:		6
Unfinished Floor Area:	0	# or % Rentals:		7
Grand Total Floor Area:	1,171			8

Listing Broker(s): (1) Sutton Group-West Coast Realty

Superb location in Popular Panorama Village! This lovely Summerridge Townhome offers a great and oh so active and wonderful lifestyle! So many great conveniences to enjoy that are steps away from schools, shopping, parks, the Best YMCA along with transit and highway access. This lovely unit backing onto a greenway/path that connects you to the YMCA and shopping! Featuring: bright open rooms with large windows, high ceilings. Walk out to the sunny western facing backyard from the main floor. Small complex, low maintenance fees, pets allowed with restrictions. Great price, superb value in the most Awesome Community in the Sullivan Station area. Bring your best offer, do not miss out on a great deal!



Presented by:  
**Mylyne Santos-Precioso**  
 Keller Williams Black Diamond  
 Phone: (604) 723-2000  
 Email: [info@mylyne.com](mailto:info@mylyne.com)  
 Website: [www.mylyne.com](http://www.mylyne.com)

North Surrey, Guildford Residential Attached  
**# 10 9926 151ST ST, V3R 8C9** **MLS# F1435288**  
**Active**



List Price:	\$299,000	Previous Price:	
		Original Price:	\$299,000
Subdiv/Complex: Westchester			
Frontage:	0.00	Approx Yr Blt:	1993
Depth/Size:		PID:	018-112-358
Lot SqFt:	0	Type:	Townhouse
Exposure:		Age at List Date:	22
Stories in Bldg:	2	Bedrooms:	3
Flood Plain:		Bathrooms:	3
Meas. Type:		Full Baths:	2
Fixtures Lsd:	N	Half Baths:	1
Fixt Removed:	N		
View:	N		

Style of Home:	2 Storey	Total Parking:	2	Covered Parking:	1
Construction:	Frame - Wood	Parking Access:			
Foundation:	Concrete Perimeter	Parking Facilities:	Add. Parking Avail., Garage; Single		
Exterior:	Stucco				
Rain Screen:		R/I Plumbing:			
Type of Roof:	Asphalt	Dist to Public Trans:	1 BLK	Dist to School/Bus:	1 BLK
Renovations:		Units in Development:		Total Units in Strata:	154
Flooring:	Laminate, Tile, Wall/Wall/Mixed	Locker:	No		
Water Supply:	City/Municipal	Possession:			
Heat/Fuel:	Forced Air	Title to Land:	Freehold Strata		
No. of Fireplaces:	1	Seller's Interest:	Court Ordered Sale		
Fireplace Fuel:	Gas - Natural	Mortgage Info:	\$0		
Outdoor Area:	Patio(s)				
Mngmt Co:	CAMPBELL STRATA	Property Disclosure:	N - Court ordered sale		
Mngmt Ph:	604-864-0380	Bylaw Restrictions:	Pets Allowed w/Rest., Rentals Allowed w/Restrictions		
	Maint Fee: \$301.72				

Maint Charge Incl: Snow removal, Gardening, Garbage Pickup, Management

Legal: PL LMS739 LT 67 LD 36 SEC 32 RNG 1 STRATA PHASE 1

Amenities: Garden, In Suite Laundry

Features Incl:

Site Influences: Recreation Nearby, Shopping Nearby, Central Location, Gated Complex

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main F.	Dining	8'2 X 8'7						
Main F.	Living Room	14'8 X 12'2						
Main F.	Kitchen	8'11 X 9'8						
Main F.	Eating Area	10'6 X 10'6						
Main F.	Laundry	7'1 X 10'6						
Above	Master Bedroom	12'2 X 10'9						
Above	Bedroom	9'8 X 10'4						
Above	Bedroom	10'10 X 10'4						

<b>Floor Area (SqFt):</b>		Total # Rooms:	8	<b>Bathrooms</b>	
Finished Floor Area Main:	713	Finished Levels:	2	1	2 Piece; Ensuite: N; Level: Main F.
Finished Floor Area Up:	700	Basement Area:	None	2	4 Piece; Ensuite: Y; Level: Above
Finished Floor Area Down:	0			3	4 Piece; Ensuite: N; Level: Above
Finished Floor Area Bsmt:	0	Bsmt Height:		4	
Total Finished Floor Area:	1,413	Restricted Age:		5	
		# Pets / Cats; Dogs: 2 / Cats: Yes; Dogs: Yes		6	
Unfinished Floor Area:	0	# or % Rentals:		7	
Grand Total Floor Area:	1,413			8	

Listing Broker(s): (1) Macdonald Realty

Imagine finding a renovated townhome so close to everything important. The lifestyle of walking to the movies, grocery store, your favourite dinner spot and Guildford mall. The 3 bedroom 3 bath townhome is 90% renovated and needs a touch of paint to finish the job. Complete with new laminate throughout, moldings, kitchen upgrades and more. 2 parking spots, 1 being the large attached garage. This home has an enormous private patio with garden and a patio off the master bedroom to enjoy the evening sunsets. Other features include an oversized laundry room, gas fireplace, full ensuite off the master and more. 2 cats, 2 dogs, or 1 of each, no size or breed restrictions.