

Royal LePage-West Real Estate Services
Phone: 604-581-3838 Cell: 604-788-0179
Email: aibhahe@gmail.com
Website: www.aibhahe.com

Residential Attached
Active

List Price:	\$94,900	Previous Price:	\$99,800
Subdiv/Complex: THE VIBE			
Frontage:		Approx Yr Blt:	2008
Depth/Size:		PID:	027-651-291
Lot SqFt:	0	Type:	Apartment/Condo
Exposure:	SW	Zoning:	R6
Stories in Bldg:	4	Taxes:	\$1,036 (2014)
Flood Plain:	Yes	Bedrooms:	2
Meas. Type:		Bathrooms:	2
Fixtures Lsd:	N	Full Baths:	2
Fixed Removed:	N	Half Baths:	0
View:	Y - FARMLAND & MOUNTAIN		
		GST/HST Incl?:	
		Tax Incl Utilities:	No
		Apprvl Req:	

Style of Home:	Inside Unit, Upper Unit			Total Parking:	1	Covered Parking:	1
Construction:	Frame - Wood			Parking Access:	Rear		
Foundation:	Concrete Perimeter			Parking Facilities:	Garage; Underground		
Exterior:	Vinyl						
Rain Screen:		R/I Plumbing:					
Type of Roof:	Asphalt			Dist to Public Trans:		Dist to School/Bus:	
Renovations:		Reno Year:		Units in Development:	200	Total Units in Strata:	200
Flooring:	Wall/Wall/Mixed			Locker:	Yes		
Water Supply:	City/Municipal			Possession:			
Heat/Fuel:	Electric			Title to Land:	Freehold Strata		
No. of Fireplaces:	0	R/I Fireplaces:		Seller's Interest:	Court Ordered Sale		
Fireplace Fuel:	None			Mortgage Info:	\$0		
Outdoor Area:	Balcony(s)						
				Property Disclosure:	N - FORECLOSURE		
Mngmt Co:	STRATATEK			Bylaw Restrictions:	Pets Allowed w/Rest.		
Mngmt Ph:	604-793-5055	Maint Fee:	\$365.22				

Legal: PL BCS2854 LT 149 DL 257 LD 36 THE STRATA LOT AS SHOWN ON FORM V.
Amenities: Elevator, Club House, In Suite Laundry, Recreation Center, Wheelchair Access
Features Incl:

<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	11' X 11'						
Main F.	Dining	9' X 7'8						
Main F.	Kitchen	10'9 X 8'						
Main F.	Master Bedroom	12'4 X 10'4						
Main F.	Bedroom	10'6 X 9'4						

<u>Floor Area (SqFt):</u>	Total # Rooms:	5	<u>Bathrooms</u>	
Finished Floor Area Main:	855	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:	855	Restricted Age:		5
		# Pets / Cats; Dogs: 1 / Cats: Yes; Dogs: No		6
Unfinished Floor Area:	0	# or % Rentals:		7
Grand Total Floor Area:	855			8

Top drawer location. Top floor, great lookout! Good condition. 2 bdrm, 2 bathroom. View to the mountains & farm land. Pets, & rentals & children are allowed.

Tax Report - 45559 YALE Road Unit# 408
Record Updated - 12/11/2014

Jurisdiction	303-CHILLIWACK - CITY OF	Roll Number	020145649	Property ID	027-651-291
Property Addr	45559 YALE RD Unit# 408				
Municipality	CH-CITY OF CHILLIWACK	Board Code	H		
Neighborhood	051-APT STRATAS				
Area	H90-Chilliwack				
Sub Area	H91-Chilliwack W Young-Well			More PID's	
Gross Taxes	\$1025.11	(2014)		Water Conn	
Tax Amount Updated - 12/11/14					

Owner Name & Mailing Address Information

Owner(s) 1 Name & Address	Owner(s) 2 Name & Address
** NOT AVAILABLE **	

408-45559 YALE RD
CHILLIWACK BC

V2P 0B1

Legal Information

Plan #	Lot	Block	Dist Lot	Land Dist	Section	Township	Range	Meridian
BCS2854	149		257	36				
Legal Description PL BCS2854 LT 149 DL 257 LD 36								
WITH AN INTEREST IN THE COMMONPROPERTY IN PROPORT								
ADDITIONAL LEGAL INFORMATION IS AVAILABLE								

Land & Building Information

Width	Depth	Lot Size
Land Use		Actual Use STRATA LOT RES CONDO
BCA Description STRATA APT FRAME		Zoning
BCAA Data Updated - 03/04/14		


Total Value Information

<u>Actual Totals</u>	<u>Municipal Taxable Totals</u>	<u>School Taxable Totals</u>
Land \$24,300	Gross Land \$24,300	Gross Land \$24,300
Improvement \$104,000	Gross Improve \$104,000	Gross Improve \$104,000
	Exempt Land	Exempt Land
	Exempt Improve	Exempt Improve
 Actual Total \$128,300	 Municipal Total \$128,300	 School Total \$128,300

Sale History Information

Date	Price	Document #	Type of Sales Transaction
10/24/2008	\$213,900	CA954796	IMPRV SINGLE PROP CASH TRANSAC
09/11/2008		BB709450	REJECT NOT SUITED SALE ANALYSIS

Presented by:
Anthony Ibhah
 Royal LePage-West Real Estate Services
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 Email: aibhah@gmail.com
 Website: www.aibhah.com

Chilliwack, Chilliwack W Young-Well		MLS# H1404388		Residential Attached																																																																									
# 404 45893 CHESTERFIELD AV, V2P 1M5				Active																																																																									
		List Price: \$146,900 Previous Price: \$148,500																																																																											
		Subdiv/Complex: THE WILLOWS																																																																											
		Frontage: Approx Yr Blt: 2009 PID: 027-824-411		Type: Apartment/Condo																																																																									
		Depth/Size: Lot SqFt: 0 Age at List Date: 5 Zoning: R6		Taxes: \$516 (2014)																																																																									
Exposure: Bedrooms: 1 GST/HST Incl?: Stories in Bldg: 4 Bathrooms: 1 Tax Incl Utilities: No Flood Plain: No Full Baths: 1 Apprvl Reqd: Meas. Type: Half Baths: 0 Fixtures Lsd: N Fixt Removed: N View: Y - MOUNTAINS																																																																													
Style of Home: Penthouse Construction: Frame - Wood Foundation: Concrete Perimeter Exterior: Mixed, Stone, Vinyl Rain Screen: Type of Roof: Asphalt Renovations: Flooring: Mixed Water Supply: City/Municipal Heat/Fuel: Electric No. of Fireplaces: 1 Fireplace Fuel: Electric Outdoor Area: Balcony(s)		R/I Plumbing: Reno Year: R/I Fireplaces:		Total Parking: Covered Parking: 1 Parking Access: Parking Facilities: Garage; Underground Dist to Public Trans: Units in Development: Locker: Possession: Title to Land: Freehold Strata Seller's Interest: Court Ordered Sale Mortgage Info: \$0 Property Disclosure: N - FORECLOSURE Bylaw Restrictions: Pets Allowed w/Rest., Rentals Allowed w/Restrictions																																																																									
Mngmt Co: Mngmt Ph: Maint Fee: \$150.00																																																																													
Maint Charge Incl: Caretaker, Gardening, Garbage Pickup, Hot Water																																																																													
Legal: PL BCS3330 LT 46 BLK 28 LD 36 STRATA LOT AS SHOWN ON FORM V, DIV A. Amenities: None Features Incl: Site Influences:																																																																													
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Listing Broker(s): HomeLife Glenayre Realty (Msn)																																																																													
South facing with mountain view penthouse suite featuring: 11' ceilings, open kitchen/living/dining room, den, private balcaony. Granite countertops, wood floors, tile back splash, in suite laundry. Great location - walking distance to Safeway, Leisure Centre & many other amenities.																																																																													

Tax Report - 45893 CHESTERFIELD Unit# 404
Record Updated - 12/11/2014

Jurisdiction	303-CHILLIWACK - CITY OF	Roll Number	090145936	Property ID	027-824-411
Property Addr	45893 CHESTERFIELD Unit# 404				
Municipality	CH-CITY OF CHILLIWACK	Board Code	H		
Neighborhood	051-APT STRATAS				
Area	H90-Chilliwack				
Sub Area	H91-Chilliwack W Young-Well				
Gross Taxes	\$505.81	(2014)	More PID's		
Tax Amount Updated - 12/11/14			Water Conn		

Owner Name & Mailing Address Information

Owner(s) 1 Name & Address

Owner(s) 2 Name & Address

** NOT AVAILABLE **

PO BOX 7053 STN MAIN
WETASKIWIN AB

T9A 2Y9

Legal Information

Plan #	Lot	Block	Dist Lot	Land Dist	Section	Township	Range	Meridian
BCS3330	46	28		36				
Legal Description	PL BCS3330 LT 46 BLK 28 LD 36 INTEREST IN THE COMMON PROPERTYIN PROPORTION TO T ADDITIONAL LEGAL INFORMATION IS AVAILABLE							

Land & Building Information

Width	Depth	Lot Size
Land Use	Actual Use	STRATA LOT RES CONDO
BCA Description	STRATA APT FRAME	Zoning
BCAA Data Updated - 03/04/14		


Total Value Information

<u>Actual Totals</u>		<u>Municipal Taxable Totals</u>		<u>School Taxable Totals</u>	
Land	\$69,300	Gross Land	\$69,300	Gross Land	\$69,300
Improvement	\$101,000	Gross Improve	\$101,000	Gross Improve	\$101,000
		Exempt Land	\$-69,300	Exempt Land	
		Exempt Improve	\$-101,000	Exempt Improve	
Actual Total	\$170,300	Municipal Total	\$170,300	School Total	\$170,300

Sale History Information

Date	Price	Document #	Type of Sales Transaction
07/31/2009	\$214,922	CA1211120	IMPRV SINGLE PROP CASH TRANSAC
02/19/2009		BB923200	REJECT NOT SUITED SALE ANALYSIS

Presented by:
Anthony Ibhahe
 Royal LePage-West Real Estate Services
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 Website: www.aibhahe.com

Chilliwack, Chilliwack E Young-Yale		MLS# H1404406		Residential Attached																																																																									
# 11 9493 BROADWAY ST, V2P 5T8				Active																																																																									
	List Price: \$189,900 Previous Price: \$199,900																																																																												
	Subdiv/Complex: BROADWAY PLACE																																																																												
	Frontage:		Approx Yr Blt: 1998	PID: 024-120-146																																																																									
	Depth/Size:			Type: Townhouse																																																																									
	Lot SqFt: 0	Age at List Date: 16	Zoning: R4																																																																										
	Exposure: N	Bedrooms: 3	Taxes: \$1,781 (2013)																																																																										
	Stories in Bldg: 2	Bathrooms: 2	GST/HST Incl?:																																																																										
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Style of Home: Basement Entry Construction: Frame - Wood Foundation: Concrete Perimeter Exterior: Mixed, Stucco Rain Screen: Type of Roof: Asphalt Renovations: Flooring: Laminate, Vinyl/Linoleum Water Supply: City/Municipal Heat/Fuel: Forced Air, Natural Gas No. of Fireplaces: 1 Fireplace Fuel: Gas - Natural Outdoor Area: Balcony(s); Patio(s) or Deck(s)		Total Parking: 2 Parking Access: Front Parking Facilities: Garage; Double Dist to Public Trans: Units in Development: Locker: No Possession: Title to Land: Freehold Strata Seller's Interest: Court Ordered Sale Mortgage Info: \$0 Property Disclosure: N - SELLER HAS NOT LIVED THERE Bylaw Restrictions: Pets Allowed w/Rest., Rentals Allowed																																																																											
Mngmt Co: Mngmt Ph:		Covered Parking: 2 Dist to School/Bus: Total Units in Strata: Maint Fee: \$150.00																																																																											
Maint Charge Incl: Gardening, Management, Sewer, Snow removal, Water																																																																													
Legal: PL LMS3192 LT K LD 36 STRATA LOT AS SHOWN ON FORM 1, DIV K. Amenities: None Features Incl: Site Influences:																																																																													
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Listing Broker(s): RE/MAX Bob Plowright Realty																																																																													
Lovely end unit in a nicely maintained small complex. Featuring 3 bedrooms, 2 bathrooms, and just over 1,500 sq.ft. of living space. Third bedroom down has a closet and could be used as a rec room. Fenced backyard, and in virtually move in condition. Fantastic value, come look today!																																																																													

Tax Report - 9493 BROADWAY Unit# 11
Record Updated - 12/11/2014

Jurisdiction	303-CHILLIWACK - CITY OF	Roll Number	465809501	Property ID	024-120-146
Property Addr	9493 BROADWAY Unit# 11				
Municipality	CH-CITY OF CHILLIWACK	Board Code	H		
Neighborhood	050-ROW/TOWNHOUSE/STRATAS				
Area	H90-Chilliwack				
Sub Area	H92-Chilliwack E Young-Yale				
Gross Taxes	\$1615.01	(2014)	More PID's		
Tax Amount Updated - 12/11/14			Water Conn		

Owner Name & Mailing Address Information

Owner(s) 1 Name & Address

** NOT AVAILABLE **

Owner(s) 2 Name & Address

11-9493 BROADWAY
CHILLIWACK BC

V2P 5T8

Legal Information

Plan #	Lot	Block	Dist Lot	Land Dist	Section	Township	Range	Meridian
LMS3192	K			36				

Legal Description PL LMS3192 LT K LD 36
THE COMMON PROPERTYIN PROPORTION TO THE UNIT ENTI
ADDITIONAL LEGAL INFORMATION IS AVAILABLE

Land & Building Information

Width	Depth	Lot Size
Land Use		Actual Use ROW HOUSE SING UNIT OWNER
BCA Description	STRATA TOWNHOUSE	
		Zoning

BCAA Data Updated - 03/04/14

Total Value Information

<u>Actual Totals</u>		<u>Municipal Taxable Totals</u>		<u>School Taxable Totals</u>	
Land	\$102,000	Gross Land	\$102,000	Gross Land	\$102,000
Improvement	\$98,500	Gross Improve	\$98,500	Gross Improve	\$98,500
		Exempt Land		Exempt Land	
		Exempt Improve		Exempt Improve	
Actual Total	\$200,500	Municipal Total	\$200,500	School Total	\$200,500

Sale History Information

Date	Price	Document #	Type of Sales Transaction
07/29/2009	\$217,200	CA1205591	IMPRV SINGLE PROP CASH TRANSAC
05/10/2002	\$127,000	BT159750	IMPRV SINGLE PROP CASH TRANSAC
04/17/1998	\$126,417	BM110442	IMPRV SINGLE PROP CASH TRANSAC

Tax Detail View The enclosed information while deemed to be correct is not guaranteed. 02/17/15 6:33 PM


Presented by:

Anthony Ibhahe

Royal LePage-West Real Estate Services

Phone: 604-581-3838 Cell: 604-788-0179

Email: aibhahe@gmail.comWebsite: www.aibhahe.com

Agassiz, Agassiz		MLS# H1404652		Residential Attached																																																																																																				
# 1 1802 HEATH RD, VOM 1A2		Active																																																																																																						
		List Price: \$209,900 Previous Price: \$219,000																																																																																																						
		Subdiv/Complex: Town Center Gable																																																																																																						
		Frontage: 0.00 Approx Yr Blt: 2004 PID: 026-050-935 Depth/Size: Type: Townhouse Lot SqFt: 0 Age at List Date: 10 Zoning: RM2 Exposure: Bedrooms: 3 Taxes: \$1,773 (2014) Stories in Bldg: Bathrooms: 4 GST/HST Incl?: Flood Plain: Yes Full Baths: 3 Tax Incl Utilities: No Meas. Type: Half Baths: 1 Apprvl Reqd: Fixtures Lsd: N Fixt Removed: N View:																																																																																																						
Style of Home: 3 Storey Construction: Frame - Wood Foundation: Concrete Perimeter Exterior: Vinyl Rain Screen: Type of Roof: Asphalt Renovations: Flooring: Laminate, Mixed Water Supply: City/Municipal Heat/Fuel: Baseboard, Electric No. of Fireplaces: 0 Fireplace Fuel: None Outdoor Area: Balcony(s); Patio(s) or Deck(s), Fenced Yard Mngmt Co: Self run Mngmt Ph:		R/I Plumbing: Reno Year: R/I Fireplaces: 		Total Parking: 2 Covered Parking: 1 Parking Access: Front, Side Parking Facilities: Garage; Single Dist to Public Trans: Units in Development: Locker: Possession: Title to Land: Freehold Strata Seller's Interest: Court Ordered Sale Mortgage Info: \$0 Property Disclosure: N - Foreclosure Bylaw Restrictions: Pets Allowed																																																																																																				
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Listing Broker(s): RE/MAX Nyda Realty Inc.																																																																																																								
Value packed 1,800 sq ft town home in Agassiz. End unit (extra parking beside it), sides on to church field. Main level feat den, maple kit w/island (eating bar) & huge walk-in pantry, opens to Great rm & lge covered deck w/awesome mountain views. 3 bdrms up including master suite w/walk-in closet & 3 p/c ensuite. Basement has 4th bath, spacious rec rm, storage rm & patio drs to huge covered patio & private fenced yard. All this and low strata fees.																																																																																																								

Tax Report - 1802 HEATH Road Unit# 1
Record Updated - 12/11/2014

Jurisdiction	310-KENT - DISTRICT OF	Roll Number	532912798	Property ID	026-050-935
Property Addr	1802 HEATH RD Unit# 1				
Municipality	CH-DISTRICT OF KENT	Board Code	H		
Neighborhood	005-STRATAS ON MARKET				
Area	H10-Agassiz				
Sub Area	H9N-Agassiz			More PID's	
Gross Taxes	\$1772.61	(2014)		Water Conn	

Tax Amount Updated - 12/11/14

Owner Name & Mailing Address Information

Owner(s) 1 Name & Address	Owner(s) 2 Name & Address
** NOT AVAILABLE **	

PO BOX 324
AGASSIZ BC

VOM 1A0

Legal Information

Plan #	Lot	Block	Dist Lot	Land Dist	Section	Township	Range	Meridian
BCS974	1		49	59				

Legal Description PL BCS974 LT 1 DL 49 LD 59
INTEREST IN THE COMMON PROPERTYIN PROPORTION TO T
ADDITIONAL LEGAL INFORMATION IS AVAILABLE

Land & Building Information

Width	Depth	Lot Size
		Actual Use ROW HOUSE SING UNIT OWNER
Land Use		Zoning
BCA Description STRATA TOWNHOUSE		

BCAA Data Updated - 03/04/14

Total Value Information

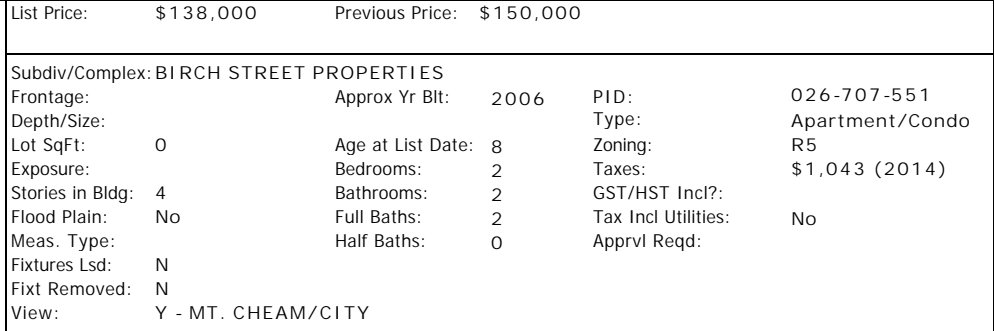
<u>Actual Totals</u>		<u>Municipal Taxable Totals</u>		<u>School Taxable Totals</u>	
Land	\$76,500	Gross Land	\$76,500	Gross Land	\$76,500
Improvement	\$166,000	Gross Improve	\$166,000	Gross Improve	\$166,000
		Exempt Land		Exempt Land	
		Exempt Improve		Exempt Improve	
Actual Total	\$242,500	Municipal Total	\$242,500	School Total	\$242,500

Sale History Information

Date	Price	Document #	Type of Sales Transaction
06/29/2012	\$227,000	CA2633534	IMPRV SINGLE PROP CASH TRANSAC
12/29/2010	\$220,000	CA1854427	IMPRV SINGLE PROP CASH TRANSAC
06/18/2010	\$114,900	CA1613245	REJECT NOT SUITED SALE ANALYSIS

Tax Detail View	The enclosed information while deemed to be correct is not guaranteed.	02/17/15	6:33 PM
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Royal LePage-West Real Estate Services
Phone: 604-581-3838 Cell: 604-788-0179
Email: aibhahe@gmail.com
Website: www.aibhahe.com

Residential Attached
Active

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

Site Influences:

<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 13'						
Main F.	Kitchen	10' X 8'6						
Main F.	Master Bedroom	13' X 10'6						
Main F.	Bedroom	12'8 X 14'8						
Main F.	Laundry	4' X 8'						

Listing Broker(s): RE/MAX Nyda Realty Inc.

17-Feb-15 6:33 PM

Tax Report - 9000 BIRCH Street Unit# 302
Record Updated - 12/11/2014

Jurisdiction	303-CHILLIWACK - CITY OF	Roll Number	458509031	Property ID	026-707-551
Property Addr	9000 BIRCH ST Unit# 302				
Municipality	CH-CITY OF CHILLIWACK	Board Code	H		
Neighborhood	051-APT STRATAS				
Area	H90-Chilliwack				
Sub Area	H91-Chilliwack W Young-Well			More PID's	
Gross Taxes	\$1043.07	(2014)	Water Conn		
Tax Amount Updated - 12/11/14					

Owner Name & Mailing Address Information

Owner(s) 1 Name & Address

Owner(s) 2 Name & Address

** NOT AVAILABLE **

7426 ALLISON PL
CHILLIWACK BC

V4Z 1J7

Legal Information

Plan #	Lot	Block	Dist Lot	Land Dist	Section	Township	Range	Meridian
BCS1891	31		28	36				
Legal Description	PL BCS1891 LT 31 DL 28 LD 36 WITH AN INTEREST IN THE COMMONPROPERTY IN PROPORT ADDITIONAL LEGAL INFORMATION IS AVAILABLE							

Land & Building Information

Width	Depth	Lot Size
Land Use	Actual Use	STRATA LOT RES CONDO
BCA Description	STRATA APT FRAME	Zoning
BCAA Data Updated - 03/04/14		

Total Value Information


<u>Actual Totals</u>		<u>Municipal Taxable Totals</u>		<u>School Taxable Totals</u>	
Land	\$31,000	Gross Land	\$44,000	Gross Land	\$44,000
Improvement	\$77,200	Gross Improve	\$123,600	Gross Improve	\$123,600
		Exempt Land	\$-13,000	Exempt Land	
		Exempt Improve	\$-46,400	Exempt Improve	
Actual Total	\$108,200	Municipal Total	\$167,600	School Total	\$167,600

Sale History Information

Date	Price	Document #	Type of Sales Transaction
01/21/2010	\$115,000	CA1430986	REJECT NOT SUITED SALE ANALYSIS
03/31/2008	\$205,500	CA738557	IMPRV SINGLE PROP CASH TRANSAC
08/23/2006	\$164,900	BA539070	IMPRV SINGLE PROP CASH TRANSAC

Tax Detail View The enclosed information while deemed to be correct is not guaranteed. 02/17/15 6:33 PM

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Harrison Hot Springs, Harrison Hot Springs # 10 595 LILLOOET AV, VOM 1K0		MLS# H1404741		Residential Attached Active																																														
		List Price: \$244,900 Previous Price: \$259,900																																																
		Subdiv/Complex: _____ Frontage: _____ Approx Yr Blt: 1991 PID: 017-340-985 Depth/Size: _____ Age at List Date: 23 Type: Townhouse Lot SqFt: 0 Bedrooms: 1 Zoning: C2 Exposure: _____ Bathrooms: 1 Taxes: \$2,182 (2014) Stories in Bldg: _____ Full Baths: 1 GST/HST Incl?: _____ Flood Plain: No Half Baths: 0 Tax Incl Utilities: No Meas. Type: _____ Apprvl Reqd: _____ Fixtures Lsd: N Fixt Removed: N View: Y - LAKEVIEW																																																
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Listing Broker(s): RE/MAX Little Oak Realty (Sur)																																																		
Court ordered sale. One bedroom lower corner unit located in Harrison Hot Springs with amazing views of the lake.																																																		

Tax Report - 595 LILLOOET Unit# 10
Record Updated - 12/11/2014

Jurisdiction 527-HARRISON HOT SPRINGS Roll Number 164652761 Property ID 017-340-985
Property Addr 595 LILLOOET Unit# 10
Municipality CH-VILL OF HARRISON HOT SF Board Code H
Neighborhood 005-STRATAS ON MARKET
Area H20-Harrison Hot Springs
Sub Area H9Q-Harrison Hot Springs
Gross Taxes \$2182.01 (2014)
Tax Amount Updated - 12/11/14

More PID's
Water Conn

Owner Name & Mailing Address Information

Owner(s) 1 Name & Address

Owner(s) 2 Name & Address

** NOT AVAILABLE **

203-10366 136A ST
SURREY BC

V3T 5R3

Legal Information

Plan #	Lot	Block	Dist Lot	Land Dist	Section	Township	Range	Meridian
NWS3185	9			36	13	4	29	6
Legal Description	PL NWS3185 LT 9 LD 36 SEC 13 TWP 4 RNG 29 MER 6 ENTITLEMENT OF THE STRATA LOT AS SHOWN ON FORM 1. ADDITIONAL LEGAL INFORMATION IS AVAILABLE							

Land & Building Information

Width	Depth	Lot Size
Land Use	Actual Use	ROW HOUSE SING UNIT OWNER
BCA Description	STRATA TOWNHOUSE	Zoning
BCAA Data Updated - 03/04/14		

Total Value Information


Actual Totals		Municipal Taxable Totals		School Taxable Totals	
Land	\$260,000	Gross Land	\$260,000	Gross Land	\$260,000
Improvement	\$41,600	Gross Improve	\$41,600	Gross Improve	\$41,600
		Exempt Land		Exempt Land	
		Exempt Improve		Exempt Improve	
Actual Total	\$301,600	Municipal Total	\$301,600	School Total	\$301,600

Sale History Information

Date	Price	Document #	Type of Sales Transaction
08/07/2014	\$0	CA3888953	REJECT NOT SUITED SALE ANALYSIS
07/28/2008	\$157,600	CA865114	REJECT NOT SUITED SALE ANALYSIS
08/02/1991	\$115,000	BE177704	IMPRV SINGLE PROP CASH TRANSAC

Tax Detail View The enclosed information while deemed to be correct is not guaranteed. 02/17/15 6:33 PM

Presented by:
Anthony Ibhahe
 Royal LePage-West Real Estate Services
 Phone: 604-581-3838 Cell: 604-788-0179
 Email: aibhahe@gmail.com
 Website: www.aibhahe.com

Chilliwack, Chilliwack E Young-Yale # 11 9299 WOODBINE ST, V2P 5S9		MLS# H2150008		Residential Attached Active																																																																
		List Price: \$110,000 Previous Price: \$119,900																																																																		
		Subdiv/Complex: WOODBINE COURT <table style="width: 100%; border: none;"> <tr> <td style="width: 33%;">Frontage:</td> <td style="width: 33%;">Approx Yr Blt: 1981</td> <td style="width: 33%;">PID: 001-906-291</td> </tr> <tr> <td>Depth/Size:</td> <td></td> <td>Type: Townhouse</td> </tr> <tr> <td>Lot SqFt: 0</td> <td>Age at List Date: 34</td> <td>Zoning: R5</td> </tr> <tr> <td>Exposure:</td> <td>Bedrooms: 2</td> <td>Taxes: \$1,292 (2014)</td> </tr> <tr> <td>Stories in Bldg:</td> <td>Bathrooms: 2</td> <td>GST/HST Incl?:</td> </tr> <tr> <td>Flood Plain: No</td> <td>Full Baths: 1</td> <td>Tax Incl Utilities: No</td> </tr> <tr> <td>Meas. Type:</td> <td>Half Baths: 1</td> <td>Apprvl Reqd:</td> </tr> <tr> <td>Fixtures Lsd: N</td> <td></td> <td></td> </tr> <tr> <td>Fixt Removed: N</td> <td></td> <td></td> </tr> <tr> <td>View: N</td> <td></td> <td></td> </tr> </table>				Frontage:	Approx Yr Blt: 1981	PID: 001-906-291	Depth/Size:		Type: Townhouse	Lot SqFt: 0	Age at List Date: 34	Zoning: R5	Exposure:	Bedrooms: 2	Taxes: \$1,292 (2014)	Stories in Bldg:	Bathrooms: 2	GST/HST Incl?:	Flood Plain: No	Full Baths: 1	Tax Incl Utilities: No	Meas. Type:	Half Baths: 1	Apprvl Reqd:	Fixtures Lsd: N			Fixt Removed: N			View: N																																			
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Listing Broker(s): RE/MAX Crest Realty, RE/MAX Little Oak Realty																																																																				
Adult oriented 35+ end unit townhouse in Woodbine Court. 2 bedrooms 1.5 bathrooms with a single car garage & 1 more open parking space. Small private & quiet complex located close to all amenities. Wood burning fireplace as well. Sorry no rentals allowed but pets (dogs under 10 kilo) are allowed with restrictions.																																																																				

Tax Report - 9299 WOODBINE Street Unit# 11
Record Updated - 12/11/2014

Jurisdiction	303-CHILLIWACK - CITY OF	Roll Number	465209311	Property ID	001-906-291
Property Addr	9299 WOODBINE ST Unit# 11				
Municipality	CH-CITY OF CHILLIWACK	Board Code	H		
Neighborhood	050-ROW/TOWNHOUSE/STRATAS				
Area	H90-Chilliwack				
Sub Area	H92-Chilliwack E Young-Yale			More PID's	
Gross Taxes	\$1291.63	(2014)	Water Conn		
Tax Amount Updated - 12/11/14					

Owner Name & Mailing Address Information

Owner(s) 1 Name & Address

** NOT AVAILABLE **

Owner(s) 2 Name & Address

203-103366 136A ST
SURREY BC

V3T 5R3

Legal Information

Plan #	Lot	Block	Dist Lot	Land Dist	Section	Township	Range	Meridian
NWS1709	11		332	36				
Legal Description	PL NWS1709 LT 11 DL 332 LD 36 WITH AN INTEREST IN THE COMMONPROPERTY IN PROPORT ADDITIONAL LEGAL INFORMATION IS AVAILABLE							

Land & Building Information

Width	Depth	Lot Size
Land Use	Actual Use	ROW HOUSE SING UNIT OWNER
BCA Description	STRATA TOWNHOUSE	Zoning
BCAA Data Updated - 03/04/14		

Total Value Information

<u>Actual Totals</u>		<u>Municipal Taxable Totals</u>		<u>School Taxable Totals</u>	
Land	\$95,400	Gross Land	\$95,400	Gross Land	\$95,400
Improvement	\$64,600	Gross Improve	\$64,600	Gross Improve	\$64,600
		Exempt Land		Exempt Land	
		Exempt Improve		Exempt Improve	
Actual Total	\$160,000	Municipal Total	\$160,000	School Total	\$160,000

Sale History Information

Date	Price	Document #	Type of Sales Transaction
09/26/2014	\$0	CA3983395	REJECT NOT SUITED SALE ANALYSIS
06/03/1992	\$88,700	BF211226	IMPRV SINGLE PROP CASH TRANSAC
12/02/1988	\$46,500	AB256579	IMPRV SINGLE PROP CASH TRANSAC

Tax Detail View The enclosed information while deemed to be correct is not guaranteed. 02/17/15 6:33 PM

Royal LePage-West Real Estate Services
Phone: 604-581-3838 Cell: 604-788-0179
Email: aibhahe@gmail.com
Website: www.aibhahe.com

Active



Tax Report - 5026 TESKEY Road Unit# 3
Record Updated - 12/11/2014

Jurisdiction	303-CHILLIWACK - CITY OF	Roll Number	462005022	Property ID	025-665-201
Property Addr	5026 TESKEY RD Unit# 3				
Municipality	CH-CITY OF CHILLIWACK	Board Code	H		
Neighborhood	050-ROW/TOWNHOUSE/STRATAS				
Area	H70-Sardis				
Sub Area	H9F-Promontory				
Gross Taxes	\$1967.43	(2014)		More PID's	Water Conn
Tax Amount Updated - 12/11/14					

Owner Name & Mailing Address Information

Owner(s) 1 Name & Address

Owner(s) 2 Name & Address

** NOT AVAILABLE **

3-5026 TESKEY RD
CHILLIWACK BC

V2R 5V6

Legal Information

Plan #	Lot	Block	Dist Lot	Land Dist	Section	Township	Range	Meridian
BCS179	3			36	6	26		
Legal Description								
PL BCS179 LT 3 LD 36 SEC 6 TWP 26								
INTEREST IN THE COMMON PROPERTYIN PROPORTION TO T								
ADDITIONAL LEGAL INFORMATION IS AVAILABLE								

Land & Building Information

Width	Depth	Lot Size
Land Use		Actual Use
BCA Description	STRATA TOWNHOUSE	ROW HOUSE SING UNIT OWNER
		Zoning
BCAA Data Updated - 03/04/14		

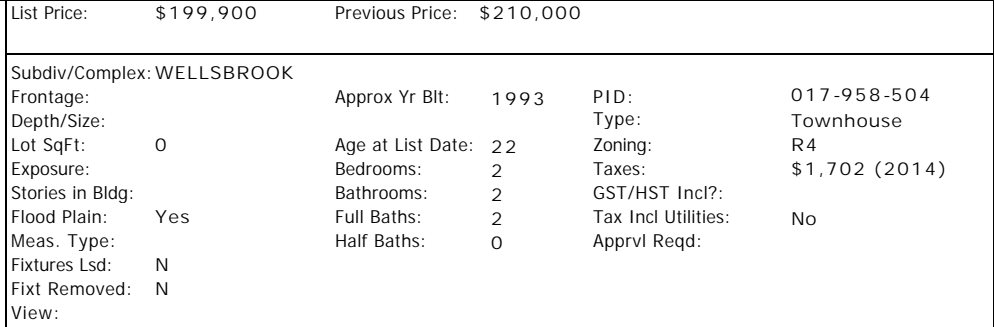
Total Value Information

<u>Actual Totals</u>		<u>Municipal Taxable Totals</u>		<u>School Taxable Totals</u>	
Land	\$83,300	Gross Land	\$83,300	Gross Land	\$83,300
Improvement	\$162,000	Gross Improve	\$162,000	Gross Improve	\$162,000
		Exempt Land		Exempt Land	
		Exempt Improve		Exempt Improve	
Actual Total	\$245,300	Municipal Total	\$245,300	School Total	\$245,300

Sale History Information

Date	Price	Document #	Type of Sales Transaction
12/31/2003	\$181,757	BV542881	IMPRV SINGLE PROP CASH TRANSAC
06/12/2003		BV217534	REJECT NOT SUITED SALE ANALYSIS

Royal LePage-West Real Estate Services
Phone: 604-581-3838 Cell: 604-788-0179
Email: aibhahe@gmail.com
Website: www.aibhahe.com

Residential Attached
Active

Style of Home:	Rancher/Bungalow, End Unit		Total Parking:	Covered Parking: 2	
Construction:	Frame - Wood		Parking Access:	Front	
Foundation:	Concrete Perimeter		Parking Facilities:	Garage; Double, RV Parking Avail., Visitor Parking	
Exterior:	Brick, Vinyl				
Rain Screen:		R/I Plumbing:			
Type of Roof:	Asphalt		Dist to Public Trans:	Dist to School/Bus:	
Renovations:		Reno Year:	Units in Development:	Total Units in Strata:	
Flooring:	Wall/Wall/Mixed		Locker:		
Water Supply:	City/Municipal		Possession:		
Heat/Fuel:	Forced Air, Natural Gas		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)				
Mngmt Co:	HOMELIFE		Property Disclosure:	N - COURT ORDERED SALE	
Mngmt Ph:	604-858-7368	Maint Fee:	Bylaw Restrictions:	Age Restrictions, Pets Allowed w/Rest., Rentals Not Allowed / Age: Other	
		\$ 150.28			

Site Influences: Adult Oriented, Central Location, 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	15'4 X 13'4						
Main F.	Dining	12'8 X 11'						
Main F.	Kitchen	13'8 X 11'						
Main F.	Master Bedroom	14'6 X 11'6						
Main F.	Bedroom	10'2 X 9'4						

<u>Floor Area (SqFt):</u>		Total # Rooms:	5	<u>Bathrooms</u>	
Finished Floor Area Main:	1,122	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:	1,122	Restricted Age:	OTHER	5	
		# Pets / Cats; Dogs:	1 / Cats: Yes; Dogs: Yes	6	
Unfinished Floor Area:	0	# or % Rentals:		7	
Grand Total Floor Area:	1,122			8	

This end unit single level rancher in desirable Wellsbrooke is a well laid out, 2 bedroom, 2 bath home featuring oak eat-in kitchen with ample cabinetry, & sliding patio door to your covered deck, living room with n/g fireplace, formal dining room. Double garage for parking & storage, well located in this age 21+ development which features clubhouse. Excellent central location near amenities & on bus route. No rentals allowed. Call for your appointment today!

Tax Report - 45175 WELLS Road Unit# 65
Record Updated - 12/11/2014

Jurisdiction	303-CHILLIWACK - CITY OF	Roll Number	072945176	Property ID	017-958-504
Property Addr	45175 WELLS RD Unit# 65				
Municipality	CH-CITY OF CHILLIWACK	Board Code	H		
Neighborhood	050-ROW/TOWNHOUSE/STRATAS				
Area	H70-Sardis				
Sub Area	H9C-Sardis West Vedder Rd				
Gross Taxes	\$1701.97	(2014)	More PID's Water Conn		
Tax Amount Updated - 12/11/14					

Owner Name & Mailing Address Information

Owner(s) 1 Name & Address

** NOT AVAILABLE **

Owner(s) 2 Name & Address

65-45175 WELLS RD
CHILLIWACK BC

V2R 3K7

Legal Information

Plan #	Lot	Block	Dist Lot	Land Dist	Section	Township	Range	Meridian
LMS565	16		279	36				
Legal Description	PL LMS565 LT 16 DL 279 LD 36 WITH AN INTEREST IN THE COMMONPROPERTY IN PROPORT ADDITIONAL LEGAL INFORMATION IS AVAILABLE							

Land & Building Information

Width	Depth	Lot Size
Land Use	Actual Use	ROW HOUSE SING UNIT OWNER
BCA Description	STRATA TOWNHOUSE	Zoning
BCAA Data Updated - 03/04/14		

Total Value Information


<u>Actual Totals</u>		<u>Municipal Taxable Totals</u>		<u>School Taxable Totals</u>	
Land	\$123,000	Gross Land	\$123,000	Gross Land	\$123,000
Improvement	\$87,900	Gross Improve	\$87,900	Gross Improve	\$87,900
		Exempt Land		Exempt Land	
		Exempt Improve		Exempt Improve	
Actual Total	\$210,900	Municipal Total	\$210,900	School Total	\$210,900

Sale History Information

Date	Price	Document #	Type of Sales Transaction
04/25/2007	\$229,000	CA425815	IMPRV SINGLE PROP CASH TRANSAC
10/28/1992	\$129,100	BF414387	IMPRV SINGLE PROP CASH TRANSAC
10/08/1992		BF387110	REJECT NOT SUITED SALE ANALYSIS

Tax Detail View The enclosed information while deemed to be correct is not guaranteed. 02/17/15 6:33 PM

Presented by:
Anthony Ibhahe
 Royal LePage-West Real Estate Services
 Phone: 604-581-3838 Cell: 604-788-0179
 Email: aibhahe@gmail.com
 Website: www.aibhahe.com

Sardis, Sardis East Vedder Rd # 101 7415 SHAW AV, V2R 3C1		MLS# H2150144		Residential Attached Active																																																																
		List Price: \$99,900 Previous Price: \$105,900																																																																		
		Subdiv/Complex: MOUNTAIN VIEW TERRACE <table style="width: 100%; border: none;"> <tr> <td style="width: 33%;">Frontage:</td> <td style="width: 33%;">Approx Yr Blt: 1994</td> <td style="width: 33%;">PID: 018-456-511</td> </tr> <tr> <td>Depth/Size:</td> <td></td> <td>Type: Apartment/Condo</td> </tr> <tr> <td>Lot SqFt: 0</td> <td>Age at List Date: 21</td> <td>Zoning: R5</td> </tr> <tr> <td>Exposure:</td> <td>Bedrooms: 2</td> <td>Taxes: \$975 (2014)</td> </tr> <tr> <td>Stories in Bldg: 4</td> <td>Bathrooms: 1</td> <td>GST/HST Incl?:</td> </tr> <tr> <td>Flood Plain: No</td> <td>Full Baths: 1</td> <td>Tax Incl Utilities: No</td> </tr> <tr> <td>Meas. Type:</td> <td>Half Baths: 0</td> <td>Apprvl Reqd: No</td> </tr> <tr> <td>Fixtures Lsd: N</td> <td></td> <td></td> </tr> <tr> <td>Fixt Removed: N</td> <td></td> <td></td> </tr> <tr> <td>View: N</td> <td></td> <td></td> </tr> </table>				Frontage:	Approx Yr Blt: 1994	PID: 018-456-511	Depth/Size:		Type: Apartment/Condo	Lot SqFt: 0	Age at List Date: 21	Zoning: R5	Exposure:	Bedrooms: 2	Taxes: \$975 (2014)	Stories in Bldg: 4	Bathrooms: 1	GST/HST Incl?:	Flood Plain: No	Full Baths: 1	Tax Incl Utilities: No	Meas. Type:	Half Baths: 0	Apprvl Reqd: No	Fixtures Lsd: N			Fixt Removed: N			View: N																																			
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Legal: PL LMS1075 LT 1 DL 267 LD 36 WITH AN INTEREST IN THE COMMON PROPERTY																																																																				
Amenities: In Suite Laundry, Storage																																																																				
Features Incl: Dishwasher, Refrigerator, Stove																																																																				
Site Influences: Central Location																																																																				
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Listing Broker(s): RE/MAX Nyda Realty Inc., RE/MAX Nyda Realty Inc.																																																																				
Ground floor, south-west corner unit available now in centrally located Mountain View Terrace in Sardis. Children & smaller pets are welcome. The open concept kitchen & living room area, in-suite laundry, natural gas fireplace, & sunny patio are some of the attributes of this unit, but the location is ideal for someone without a vehicle. Doctors, pharmacy, & restaurants are across the street & major grocery stores, retailers & 2 malls are just 2 blks away. Unit does need some minor work & could use some freshening up but at this price it is well worth it.																																																																				

Tax Report - 7415 SHAW Unit# 101
Record Updated - 12/11/2014

Jurisdiction	303-CHILLIWACK - CITY OF	Roll Number	458007401	Property ID	018-456-511
Property Addr	7415 SHAW Unit# 101				
Municipality	CH-CITY OF CHILLIWACK	Board Code	H		
Neighborhood	051-APT STRATAS				
Area	H70-Sardis				
Sub Area	H9D-Sardis East Vedder Rd			More PID's	
Gross Taxes	\$975.06	(2014)		Water Conn	
Tax Amount Updated - 12/11/14					

Owner Name & Mailing Address Information

Owner(s) 1 Name & Address	Owner(s) 2 Name & Address
** NOT AVAILABLE **	

101-7415 SHAW AVE
CHILLIWACK BC

V2R 3C1

Legal Information

Plan #	Lot	Block	Dist Lot	Land Dist	Section	Township	Range	Meridian
LMS1075	1		267	36				
Legal Description	PL LMS1075 LT 1 DL 267 LD 36 WITH AN INTEREST IN THE COMMONPROPERTY IN PROPORT ADDITIONAL LEGAL INFORMATION IS AVAILABLE							

Land & Building Information

Width	Depth	Lot Size
Land Use	Actual Use	STRATA LOT RES CONDO
BCA Description	STRATA APT FRAME	Zoning
BCAA Data Updated - 03/04/14		

Total Value Information

<u>Actual Totals</u>		<u>Municipal Taxable Totals</u>		<u>School Taxable Totals</u>	
Land	\$47,900	Gross Land	\$47,900	Gross Land	\$47,900
Improvement	\$73,500	Gross Improve	\$73,500	Gross Improve	\$73,500
		Exempt Land		Exempt Land	
		Exempt Improve		Exempt Improve	
Actual Total	\$121,400	Municipal Total	\$121,400	School Total	\$121,400

Sale History Information

Date	Price	Document #	Type of Sales Transaction
04/29/2010	\$157,000	CA1541807	IMPRV SINGLE PROP CASH TRANSAC
06/27/2008	\$147,500	CA831724	IMPRV SINGLE PROP CASH TRANSAC
08/31/2004	\$95,500	BW404056	IMPRV SINGLE PROP CASH TRANSAC

Tax Detail View	The enclosed information while deemed to be correct is not guaranteed.	02/17/15	6:33 PM
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Presented by:

Anthony Ibhahe

Royal LePage-West Real Estate Services
Phone: 604-581-3838 Cell: 604-788-0179
Email: aibhahe@gmail.com
Website: www.aibhahe.com

Chilliwack, Chilliwack W Young-Well **MLS# H2150184** Residential Attached
312 9186 EDWARD ST, V2P 4C6 **Active**



List Price: \$99,000 Previous Price:

Subdiv/Complex: Frontage: Approx Yr Blt: 1990 PID: 016-185-943
 Depth/Size: Lot SqFt: 0 Age at List Date: 25 Zoning: Apartment/Condo R6
 Exposure: Bedrooms: 1 Taxes: \$915 (2014)
 Stories in Bldg: Bathrooms: 2 GST/HST Incl?:
 Flood Plain: Yes Full Baths: 2 Tax Incl Utilities: No
 Meas. Type: Half Baths: 0 Apprvl Reqd:
 Fixtures Lsd: N
 Fixt Removed:
 View: Y - MOUNTAINS

Style of Home: Inside Unit Total Parking: Covered Parking: 1
 Construction: Frame - Wood Parking Access:
 Foundation: Concrete Perimeter Parking Facilities: Garage; Underground
 Exterior: Vinyl R/I Plumbing:
 Rain Screen: Type of Roof: Tar & Gravel Dist to Public Trans: Dist to School/Bus:
 Renovations: Reno Year: Units in Development: Total Units in Strata: 57
 Flooring: Laminate, Tile, Wall/Wall/Mixed Locker:
 Water Supply: City/Municipal Possession:
 Heat/Fuel: Hot Water, Radiant, Natural Gas Title to Land: Freehold Strata
 No. of Fireplaces: 1 R/I Fireplaces: 0 Seller's Interest: Court Ordered Sale
 Fireplace Fuel: Gas - Natural Mortgage Info: \$0
 Outdoor Area: Balcony(s), Fenced Yard, Patio(s) Property Disclosure: Y
 Mngmt Co: HOMELIFE Bylaw Restrictions: Age Restrictions, Pets Not Allowed, Rentals Not
 Mngmt Ph: 604-858-7368 Maint Fee: \$205.84 Allowed / Age: 45+

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

Legal: PL NWS3274 LT 34 LD 36 IN THE COMMON PROPERTY IN PROPORTION TO THE UNIT E
 Amenities: Elevator, Guest Suite, In Suite Laundry, Recreation Center, Wheelchair Access
 Features Incl:

Site Influences: Adult Oriented, Central Location, Shopping Nearby

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main F.	Kitchen	11' X 8'						
Main F.	Living Room	20' X 11'6						
Main F.	Den	11' X 8'						
Main F.	Master Bedroom	16'5 X 10'5						
Main F.	Laundry	9' X 5'						

Floor Area (SqFt):		Total # Rooms:	5	Bathrooms
Finished Floor Area Main:	992	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:	992	Restricted Age:	45 +	5
		# Pets / Cats; Dogs:		6
Unfinished Floor Area:	0	# or % Rentals:		7
Grand Total Floor Area:	992			8

Listing Broker(s): RE/MAX Nyda Realty Inc.

Rosewood Gardens offers you a gorgeous and bright one bedroom plus den condo with two bathrooms. Featuring a spacious layout in living area with gas fireplace and laminate flooring. Newer linoleum flooring in kitchen, beautiful oak cabinets and large laundry room. Huge master suite with 3 pc ensuite and large closet. Building offers hot water heat, storage locker, a club room, guest suite and elevator. ADULT (45+) LIFE. Located in the popular area Chilliwack. Within minutes from transit, restaurants, Leisure Centre, Chilliwack General Hospital, Safeway, Shoppers Drug Mart, recreation, parks and much more!

Tax Report - 9186 EDWARD Street Unit# 312
Record Updated - 12/11/2014

Jurisdiction	303-CHILLIWACK - CITY OF	Roll Number	455709174	Property ID	016-185-943
Property Addr	9186 EDWARD ST Unit# 312				
Municipality	CH-CITY OF CHILLIWACK	Board Code	H		
Neighborhood	051-APT STRATAS				
Area	H90-Chilliwack				
Sub Area	H91-Chilliwack W Young-Well				
Gross Taxes	\$915.39	(2014)	More PID's Water Conn		
Tax Amount Updated - 12/11/14					

Owner Name & Mailing Address Information

Owner(s) 1 Name & Address

** NOT AVAILABLE **

Owner(s) 2 Name & Address

312-9186 EDWARD ST
 CHILLIWACK BC

V2P 7X6

Legal Information

Plan #	Lot	Block	Dist Lot	Land Dist	Section	Township	Range	Meridian
NWS3274	34			36				
Legal Description	PL NWS3274 LT 34 LD 36 IN THE COMMON PROPERTYIN PROPORTION TO THE UNIT E ADDITIONAL LEGAL INFORMATION IS AVAILABLE							

Land & Building Information

Width	Depth	Lot Size
Land Use	Actual Use	STRATA LOT RES CONDO
BCA Description	STRATA APT FRAME	Zoning
BCAA Data Updated - 03/04/14		


Total Value Information

<u>Actual Totals</u>		<u>Municipal Taxable Totals</u>		<u>School Taxable Totals</u>	
Land	\$44,000	Gross Land	\$44,000	Gross Land	\$44,000
Improvement	\$70,000	Gross Improve	\$70,000	Gross Improve	\$70,000
		Exempt Land		Exempt Land	
		Exempt Improve		Exempt Improve	
Actual Total	\$114,000	Municipal Total	\$114,000	School Total	\$114,000

Sale History Information

Date	Price	Document #	Type of Sales Transaction
08/26/2009	\$135,000	CA1241431	IMPRV SINGLE PROP CASH TRANSAC
03/28/2007	\$125,000	CA405173	IMPRV SINGLE PROP CASH TRANSAC
04/22/2004	\$84,500	BW161745	IMPRV SINGLE PROP CASH TRANSAC

Presented by:
Anthony Ibhahe
 Royal LePage-West Real Estate Services
 Phone: 604-581-3838 Cell: 604-788-0179
 Email: aibhahe@gmail.com
 Website: www.aibhahe.com

Chilliwack, Chilliwack N Yale-Well		MLS# H2150186		Residential Attached																																																																									
# 112 46150 BOLE AV, V2P 0B7		Active																																																																											
		List Price: \$93,900 Previous Price: Subdiv/Complex: NEWMARK Frontage: Approx Yr Blt: 2008 PID: 027-482-316 Depth/Size: Type: Apartment/Condo Lot SqFt: 0 Age at List Date: 7 Zoning: R6 Exposure: Bedrooms: 2 Taxes: \$1,004 (2014) Stories in Bldg: Bathrooms: 2 GST/HST Incl?: Flood Plain: Yes Full Baths: 2 Tax Incl Utilities: No Meas. Type: Feet Half Baths: 0 Apprvl Req: Fixtures Lsd: N Fixt Removed: N View: N																																																																											
Style of Home: 1 Storey, Ground Level Unit Construction: Frame - Wood Foundation: Concrete Perimeter Exterior: Brick, Vinyl Rain Screen: Type of Roof: Asphalt, Tar & Gravel Renovations: Flooring: Water Supply: City/Municipal Heat/Fuel: Baseboard No. of Fireplaces: 0 Fireplace Fuel: None Outdoor Area: Patio(s) Mngmt Co: HOMELIFE PROPERTY Mngmt Ph: Maint Fee: \$252.41		Total Parking: Covered Parking: Parking Access: Parking Facilities: Garage; Underground R/I Plumbing: Dist to Public Trans: Dist to School/Bus: Units in Development: Total Units in Strata: Locker: Possession: Title to Land: Freehold Strata Seller's Interest: Court Ordered Sale Mortgage Info: \$0 Property Disclosure: N - COURT ORDERED SALE Bylaw Restrictions: Pets Allowed w/Rest., Rentals Allowed																																																																											
Maint Charge Incl: Garbage Pickup, Management, Snow removal Legal: PL BCS2700 LT 92 LD 36 IN THE COMMON PROPERTY IN PROPORTION TO THE UNIT E Amenities: Bike Room Features Incl: Site Influences:																																																																													
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			8																																																																										
Listing Broker(s): RE/MAX Nyda Realty Inc.																																																																													
This 2 bedroom 2 bathroom unit is located close to shopping, recreation & schools in the heart of downtown Chilliwack. Open floor plan with in-suite laundry. This unit needs your ideas and some attention. If you're looking for a first home or an investment opportunity this is worth a look.																																																																													

Tax Report - 46150 BOLE Unit# 112
Record Updated - 12/11/2014

Jurisdiction	303-CHILLIWACK - CITY OF	Roll Number	094146162	Property ID	027-482-316
Property Addr	46150 BOLE Unit# 112				
Municipality	CH-CITY OF CHILLIWACK	Board Code	H		
Neighborhood	051-APT STRATAS				
Area	H90-Chilliwack				
Sub Area	H93-Chilliwack N Yale-Well			More PID's	
Gross Taxes	\$1004.22	(2014)		Water Conn	
Tax Amount Updated - 12/11/14					

Owner Name & Mailing Address Information

Owner(s) 1 Name & Address

Owner(s) 2 Name & Address

** NOT AVAILABLE **

220 SUZUKI ST
NEW WESTMINSTER BC

V3M 6X2

Legal Information

Plan #	Lot	Block	Dist Lot	Land Dist	Section	Township	Range	Meridian
BCS2700	92			36				
Legal Description	PL BCS2700 LT 92 LD 36 IN THE COMMON PROPERTYIN PROPORTION TO THE UNIT E ADDITIONAL LEGAL INFORMATION IS AVAILABLE							

Land & Building Information

Width	Depth	Lot Size
Land Use	Actual Use	STRATA LOT RES CONDO
BCA Description	STRATA APT FRAME	Zoning
BCAA Data Updated - 03/04/14		

Total Value Information

<u>Actual Totals</u>		<u>Municipal Taxable Totals</u>		<u>School Taxable Totals</u>	
Land	\$20,400	Gross Land	\$27,200	Gross Land	\$27,200
Improvement	\$101,000	Gross Improve	\$105,900	Gross Improve	\$105,900
		Exempt Land	\$-6,800	Exempt Land	
		Exempt Improve	\$-4,900	Exempt Improve	
Actual Total	\$121,400	Municipal Total	\$133,100	School Total	\$133,100

Sale History Information

Date	Price	Document #	Type of Sales Transaction
08/14/2008	\$187,900	CA883648	IMPRV SINGLE PROP CASH TRANSAC
04/23/2008		BB225431	REJECT NOT SUITED SALE ANALYSIS

Presented by:
Anthony Ibhahe
 Royal LePage-West Real Estate Services
 Phone: 604-581-3838 Cell: 604-788-0179
 Email: aibhahe@gmail.com
 Website: www.aibhahe.com

Sardis, Vedder S Watson-Promontory # 25 45740 THOMAS RD, V2R 3N3		MLS# H2150257		Residential Attached Active																																																																																		
		List Price: \$170,100 Previous Price:																																																																																				
		Subdiv/Complex: RIVER WYND																																																																																				
		Frontage: Approx Yr Blt: 1994 PID: 018-519-504																																																																																				
		Depth/Size: Age at List Date: 21 Zoning: R5																																																																																				
Lot SqFt: 0 Bedrooms: 3 Taxes: \$1,483 (2014)		Exposure: S Bathrooms: 3 GST/HST Incl?:		Stories in Bldg: Full Baths: 2 Tax Incl Utilities: Yes																																																																																		
Flood Plain: Yes Meas. Type: Half Baths: 1 Apprvl Reqd:		Fixtures Lsd:		View:																																																																																		
Fixt Removed:																																																																																						
Style of Home: 2 Storey w/Bsmt. Construction: Frame - Wood Foundation: Concrete Perimeter Exterior: Vinyl Rain Screen: Type of Roof: Asphalt Renovations: Flooring: Mixed Water Supply: City/Municipal Heat/Fuel: Forced Air, Natural Gas No. of Fireplaces: 1 Fireplace Fuel: Gas - Natural Outdoor Area: Balcony(s); Patio(s) or Deck(s)		R/I Plumbing: Reno Year: 1994 R/I Fireplaces:		Total Parking: 2 Covered Parking: 1 Parking Access: Parking Facilities: Garage; Single Dist to Public Trans: Units in Development: Locker: No Possession: Title to Land: Freehold Strata Seller's Interest: Court Ordered Sale Mortgage Info: \$0																																																																																		
Mngmt Co: TEAMWORK Mngmt Ph:		Property Disclosure: N - FORECLOSURE Bylaw Restrictions: Pets Allowed w/Rest., Rentals Not Allowed		Maint Fee: \$201.00																																																																																		
Maint Charge Incl: Gardening, Garbage Pickup, Management, Snow removal																																																																																						
Legal: PL LMS987 LT 25 LD 36 SEC 7 TWP 26 AN INTEREST IN THE COMMON PROPERTY Amenities: None Features Incl: Site Influences: Shopping Nearby																																																																																						
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Bsmt	Recreation Room	19' X 12'																																																																																				
Floor Area (SqFt): Finished Floor Area Main: 629 Finished Floor Area Up: 648 Finished Floor Area Down: 0 Finished Floor Area Bsmt: 352 Total Finished Floor Area: 1,629 Unfinished Floor Area: 0 Grand Total Floor Area: 1,629		Total # Rooms: 8 Finished Levels: 3 Basement Area: Part, Fully Finished Bsmt Height: Restricted Age: # Pets / Cats; Dogs: / Cats: Yes; Dogs: Yes # or % Rentals:		Bathrooms 1 2 Piece; Ensuite: N; Level: Main F. 2 3 Piece; Ensuite: Y; Level: Above 3 4 Piece; Ensuite: N; Level: Above 4 5 6 7 8																																																																																		
Listing Broker(s): RE/MAX Little Oak Realty																																																																																						
Large 3 bdrm, 3 level townhome with over 1600 sq.ft. in excellent Sardis location. Southern exposure for a sunny bright living space located in a great location, walk to all amenities. Great place to start & raise a family. Complex is well maintained & cared for. Call for your personal showing today.																																																																																						

Tax Report - 45740 THOMAS Road Unit# 25
Record Updated - 12/11/2014

Jurisdiction	303-CHILLIWACK - CITY OF	Roll Number	057545725	Property ID	018-519-504
Property Addr	45740 THOMAS RD Unit# 25				
Municipality	CH-CITY OF CHILLIWACK	Board Code	H		
Neighborhood	050-ROW/TOWNHOUSE/STRATAS				
Area	H70-Sardis				
Sub Area	H9E-Vedder S Watson-Promontory			More PID's	
Gross Taxes	\$1482.63	(2014)	Water Conn		
Tax Amount Updated - 12/11/14					

Owner Name & Mailing Address Information

Owner(s) 1 Name & Address

** NOT AVAILABLE **

Owner(s) 2 Name & Address

25-45740 THOMAS RD
CHILLIWACK BC

V2R 3V9

Legal Information

Plan #	Lot	Block	Dist Lot	Land Dist	Section	Township	Range	Meridian
LMS987	25			36	7	26		
Legal Description	PL LMS987 LT 25 LD 36 SEC 7 TWP 26 AN INTEREST IN THE COMMON PROPERTY IN PROPORTION T ADDITIONAL LEGAL INFORMATION IS AVAILABLE							

Land & Building Information

Width	Depth	Lot Size
Land Use	Actual Use	ROW HOUSE SING UNIT OWNER
BCA Description	STRATA TOWNHOUSE	Zoning
BCAA Data Updated - 03/04/14		


Total Value Information

<u>Actual Totals</u>		<u>Municipal Taxable Totals</u>		<u>School Taxable Totals</u>	
Land	\$108,000	Gross Land	\$108,000	Gross Land	\$108,000
Improvement	\$75,700	Gross Improve	\$75,700	Gross Improve	\$75,700
		Exempt Land		Exempt Land	
		Exempt Improve		Exempt Improve	
Actual Total	\$183,700	Municipal Total	\$183,700	School Total	\$183,700

Sale History Information

Date	Price	Document #	Type of Sales Transaction
01/09/2002	\$102,500	BT8071	IMPRV SINGLE PROP CASH TRANSAC
12/15/1993	\$122,416	BG453292	IMPRV SINGLE PROP CASH TRANSAC
12/01/1993		BG434654	REJECT NOT SUITED SALE ANALYSIS

Presented by:
Anthony Ibhahe
 Royal LePage-West Real Estate Services
 Phone: 604-581-3838 Cell: 604-788-0179
 Email: aibhahe@gmail.com
 Website: www.aibhahe.com

Sardis, Vedder S Watson-Promontory		MLS# H2150295		Residential Attached	
# 15 5926 VEDDER RD, V2R 3V8				Active	
		List Price: \$159,900 Previous Price: \$164,900			
		Subdiv/Complex: CATALINA			
		Frontage: Approx Yr Blt: 1993 PID: 018-388-353		Type: Townhouse	
		Depth/Size: Age at List Date: 22 Zoning: R5		Lot SqFt: 0 Bedrooms: 3 Taxes: \$1,739 (2014)	
Exposure: Bathrooms: 3 GST/HST Incl?:		Stories in Bldg: Full Baths: 2 Tax Incl Utilities: No		Flood Plain: No Half Baths: 1 Apprvl Reqd:	
Meas. Type: Fixtures Lsd: N View: N					
Fixt Removed: N					
Style of Home: 3 Storey, Inside Unit		Total Parking: 2		Covered Parking: 1	
Construction: Frame - Wood		Parking Access: Front			
Foundation: Concrete Perimeter		Parking Facilities: Carport; Single, Garage; Single			
Exterior: Vinyl		R/I Plumbing:			
Rain Screen:		Dist to Public Trans: CLOSE		Dist to School/Bus: CLOSE	
Type of Roof: Asphalt		Units in Development: 18		Total Units in Strata: 18	
Renovations:		Locker: No			
Flooring: Mixed		Possession:			
Water Supply: City/Municipal		Title to Land: Freehold Strata			
Heat/Fuel: Electric, Natural Gas		Seller's Interest: Court Ordered Sale			
No. of Fireplaces: 1		Mortgage Info: \$0			
Fireplace Fuel: Gas - Propane		Property Disclosure: N - COURT ORDERED SALE			
Outdoor Area: Patio(s)		Bylaw Restrictions: Pets Allowed w/Rest., Rentals Not Allowed			
Mngmt Co: SELF-MANAGED					
Mngmt Ph:		Maint Fee: \$210.00			
Maint Charge Incl: Gardening, Garbage Pickup, Management, Snow removal					
Legal: PL LMS906 LT 15 LD 36 SEC 7 TWP 26 TOGETHER WITH AN INTEREST IN THE COMMON PROPERTY					
Amenities: In Suite Laundry					
Features Incl:					
Site Influences: Central Location, Shopping Nearby					
<u>Floor</u>	<u>Type</u>	<u>Dimensions</u>	<u>Floor</u>	<u>Type</u>	<u>Dimensions</u>
Main F.	Living Room	15' X 11'9"			
Main F.	Dining	11'9" X 10'			
Main F.	Kitchen	12'6" X 12'			
Main F.	Laundry	4' X 3'			
Above	Master Bedroom	15' X 14'6"			
Above	Bedroom	10' X 9'9"			
Above	Bedroom	10' X 9'			
Below	Recreation Room	19' X 12'			
Below	Storage	5' X 3'			
<u>Floor Area (SqFt):</u>		<u>Total # Rooms:</u> 9		<u>Bathrooms</u>	
Finished Floor Area Main: 688		Finished Levels: 3		1 4 Piece; Ensuite: Y; Level: Above	
Finished Floor Area Up: 768		Basement Area: None		2 4 Piece; Ensuite: N; Level: Above	
Finished Floor Area Down: 473				3 2 Piece; Ensuite: N; Level: Main F.	
Finished Floor Area Bsmt: 0		Bsmt Height:		4	
Total Finished Floor Area: 1,929		Restricted Age:		5	
		# Pets / Cats; Dogs:		6	
Unfinished Floor Area: 0		# or % Rentals:		7	
Grand Total Floor Area: 1,929				8	
Listing Broker(s): RE/MAX Crest Realty, RE/MAX Little Oak Realty					
One of the larger units in the area with almost 2,000 sq.ft. including 3 bedrooms and 2.5 bathrooms. Master bedroom has a vaulted ceiling and a large window. Full ensuite bath and walk-in closet. Great location close to shopping, restaurants, and transit. School is very close by. Easy to view, note that pets are allowed with restrictions but rentals are not allowed.					

Tax Report - 5926 VEDDER Road Unit# 15
Record Updated - 12/11/2014

Jurisdiction	303-CHILLIWACK - CITY OF	Roll Number	457205915	Property ID	018-388-353
Property Addr	5926 VEDDER RD Unit# 15				
Municipality	CH-CITY OF CHILLIWACK	Board Code	H		
Neighborhood	050-ROW/TOWNHOUSE/STRATAS				
Area	H70-Sardis				
Sub Area	H9E-Vedder S Watson-Promontory			More PID's	
Gross Taxes	\$1739.02	(2014)	Water Conn		
Tax Amount Updated - 12/11/14					

Owner Name & Mailing Address Information

Owner(s) 1 Name & Address

** NOT AVAILABLE **

Owner(s) 2 Name & Address

15-5926 VEDDER RD
CHILLIWACK BC

V2R 3V8

Legal Information

Plan #	Lot	Block	Dist Lot	Land Dist	Section	Township	Range	Meridian
LMS906	15			36	7	26		
Legal Description	PL LMS906 LT 15 LD 36 SEC 7 TWP 26 TOGETHER WITH AN INTEREST IN THE COMMONPROPERTY I ADDITIONAL LEGAL INFORMATION IS AVAILABLE							

Land & Building Information

Width	Depth	Lot Size
Land Use	Actual Use	ROW HOUSE SING UNIT OWNER
BCA Description	STRATA TOWNHOUSE	Zoning
BCAA Data Updated - 03/04/14		

Total Value Information

<u>Actual Totals</u>		<u>Municipal Taxable Totals</u>		<u>School Taxable Totals</u>	
Land	\$137,000	Gross Land	\$137,000	Gross Land	\$137,000
Improvement	\$78,200	Gross Improve	\$78,200	Gross Improve	\$78,200
		Exempt Land		Exempt Land	
		Exempt Improve		Exempt Improve	
Actual Total	\$215,200	Municipal Total	\$215,200	School Total	\$215,200

Sale History Information

Date	Price	Document #	Type of Sales Transaction
05/01/2006	\$183,000	CA208956	IMPRV SINGLE PROP CASH TRANSAC
10/28/1999	\$123,000	BN290334	IMPRV SINGLE PROP CASH TRANSAC
10/29/1993	\$129,900	BG390128	IMPRV SINGLE PROP CASH TRANSAC

Tax Detail View The enclosed information while deemed to be correct is not guaranteed. 02/17/15 6:33 PM

Presented by:

Anthony Ibhahe

Royal LePage-West Real Estate Services
Phone: 604-581-3838 Cell: 604-788-0179
Email: aibhahe@gmail.com
Website: www.aibhahe.com

Chilliwack, Chilliwack W Young-Well **MLS# H2150345** Residential Attached
88 45185 WOLFE RD, V2P 1V5 **Active**



List Price: \$144,900 Previous Price:

Subdiv/Complex: TOWNSEND GREENS

Frontage:	Approx Yr Blt: 1976	PID:	023-178-019
Depth/Size:		Type:	Townhouse
Lot SqFt: 0	Age at List Date: 39	Zoning:	R5
Exposure:	Bedrooms: 3	Taxes:	\$1,209 (2014)
Stories in Bldg:	Bathrooms: 1	GST/HST Incl?:	
Flood Plain: Yes	Full Baths: 1	Tax Incl Utilities:	No
Meas. Type:	Half Baths: 0	Apprvl Req'd:	No
Fixtures Lsd:			
Fixt Removed:			
View:			

Style of Home:	2 Storey	Total Parking:	Covered Parking:	1
Construction:	Frame - Wood	Parking Access:		
Foundation:	Concrete Perimeter	Parking Facilities:	Carport; Single, Visitor Parking	
Exterior:	Vinyl			
Rain Screen:	No	R/I Plumbing:		
Type of Roof:	Asphalt			
Renovations:		Dist to Public Trans:	Dist to School/Bus:	
Flooring:	Laminate, Wall/Wall/Mixed	Units in Development:	Total Units in Strata:	
Water Supply:	City/Municipal	Locker:	No	
Heat/Fuel:	Forced Air, Natural Gas	Possession:		
No. of Fireplaces:	0	Title to Land:	Freehold Strata	
Fireplace Fuel:		Seller's Interest:	Court Ordered Sale	
Outdoor Area:	Patio(s)	Mortgage Info:	\$0	
Mngmt Co:	HOMELIFE PROP MGMT	Property Disclosure:	N - SELLER NEVER LIVED	
Mngmt Ph:	604-858-7368	Bylaw Restrictions:	Pets Allowed w/Rest., Rentals Allowed	
Maint Fee:	\$181.55			

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

Legal: PL LMS1906 LT 30 DL 256 LD 36 WITH AN INTEREST IN THE COMMON PROPERTY
Amenities: Club House, In Suite Laundry, Playground
Features Incl:

Site Influences: Central Location, Private Yard

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main F.	Living Room	19' X 11'						
Main F.	Dining	9' X 7'6						
Main F.	Kitchen	15' X 7'6						
Above	Master Bedroom	12'6 X 11'6						
Above	Bedroom	9' X 10'						
Above	Bedroom	9' X 11'						
Above	Den	8' X 6'						

Floor Area (SqFt):		Total # Rooms:	7	Bathrooms	
Finished Floor Area Main:	640	Finished Levels:	2	1	4 Piece; Ensuite: N; Level: Above
Finished Floor Area Up:	670	Basement Area:	None	2	
Finished Floor Area Down:	0			3	
Finished Floor Area Bsmt:	0	Bsmt Height:		4	
Total Finished Floor Area:	1,310	Restricted Age:		5	
		# Pets / Cats; Dogs: 2 / Cats: Yes; Dogs: No		6	
Unfinished Floor Area:	0	# or % Rentals:		7	
Grand Total Floor Area:	1,310			8	

Listing Broker(s): Sutton Group - Showplace Rlty

This spacious 2 storey, 3 bdrm + den family townhome in "Townsend Greens" is situated with a private back patio. Galley style kitchen with pantry leading to nice dining room which then flows into the living room. Your back patio backs onto green space so you have the ultimate in privacy. Conveniently located close to Prospera Centre, Leisure Pool, curling rink & sports fields & downtown for your convenience. The complex recently had a facelift with new vinyl windows, doors, roof & siding in 2007. Family friendly complex with rentals allowed. 2 Cats OK (sorry no dogs) & strata fee \$181.55/month.

Tax Report - 45185 WOLFE Road Unit# 88
Record Updated - 12/11/2014

Jurisdiction	303-CHILLIWACK - CITY OF	Roll Number 092245130	Property ID 023-178-019
Property Addr	45185 WOLFE RD Unit# 88		
Municipality	CH-CITY OF CHILLIWACK	Board Code H	
Neighborhood	050-ROW/TOWNHOUSE/STRATAS		
Area	H90-Chilliwack		
Sub Area	H91-Chilliwack W Young-Well		
Gross Taxes	\$1208.55	(2014)	More PID's
			Water Conn

Tax Amount Updated - 12/11/14

Owner Name & Mailing Address Information

Owner(s) 1 Name & Address

Owner(s) 2 Name & Address

** NOT AVAILABLE **

88-45185 WOLFE RD
CHILLIWACK BC

V2P 1V5

Legal Information

Plan #	Lot	Block	Dist Lot	Land Dist	Section	Township	Range	Meridian
LMS1906	30		256	36				

Legal Description PL LMS1906 LT 30 DL 256 LD 36
WITH AN INTEREST IN THE COMMONPROPERTY IN PROPORT
ADDITIONAL LEGAL INFORMATION IS AVAILABLE

Land & Building Information

Width	Depth	Lot Size
Land Use		Actual Use ROW HOUSE SING UNIT OWNER
BCA Description	STRATA TOWNHOUSE	Zoning

BCAA Data Updated - 03/04/14

Total Value Information


<u>Actual Totals</u>		<u>Municipal Taxable Totals</u>		<u>School Taxable Totals</u>	
Land	\$109,000	Gross Land	\$109,000	Gross Land	\$109,000
Improvement	\$40,200	Gross Improve	\$40,200	Gross Improve	\$40,200
		Exempt Land		Exempt Land	
		Exempt Improve		Exempt Improve	
Actual Total	\$149,200	Municipal Total	\$149,200	School Total	\$149,200

Sale History Information

Date	Price	Document #	Type of Sales Transaction
06/17/2008	\$178,000	CA818816	IMPRV SINGLE PROP CASH TRANSAC
05/30/2005	\$119,000	BX335199	IMPRV SINGLE PROP CASH TRANSAC
07/28/2004	\$56,000	BW346669	REJECT NOT SUITED SALE ANALYSIS

Tax Detail View The enclosed information while deemed to be correct is not guaranteed. 02/17/15 6:33 PM

Presented by:
Anthony Ibhahe
 Royal LePage-West Real Estate Services
 Phone: 604-581-3838 Cell: 604-788-0179
 Email: aibhahe@gmail.com
 Website: www.aibhahe.com

Chilliwack, Chilliwack E Young-Yale # 206 46165 GORE AV, V2P 1Z9		MLS# H2150372		Residential Attached Active																																																
	List Price: \$39,900 Previous Price:																																																			
	Subdiv/Complex: Gore Manor																																																			
	<table style="width: 100%; border: none;"> <tr> <td style="width: 33%;">Frontage: 0.00</td> <td style="width: 33%;">Approx Yr Blt: 1974</td> <td style="width: 33%;">PID: 001-400-690</td> </tr> <tr> <td>Depth/Size:</td> <td></td> <td>Type: Apartment/Condo</td> </tr> <tr> <td>Lot SqFt: 0</td> <td>Age at List Date: 41</td> <td>Zoning: R5</td> </tr> <tr> <td>Exposure:</td> <td>Bedrooms: 1</td> <td>Taxes: \$573 (2014)</td> </tr> <tr> <td>Stories in Bldg:</td> <td>Bathrooms: 1</td> <td>GST/HST Incl?:</td> </tr> <tr> <td>Flood Plain: Yes</td> <td>Full Baths: 1</td> <td>Tax Incl Utilities: No</td> </tr> <tr> <td>Meas. Type:</td> <td>Half Baths: 0</td> <td>Apprvl Reqd:</td> </tr> <tr> <td>Fixtures Lsd: N</td> <td></td> <td></td> </tr> <tr> <td>Fixt Removed: N</td> <td></td> <td></td> </tr> <tr> <td>View: N</td> <td></td> <td></td> </tr> </table>					Frontage: 0.00	Approx Yr Blt: 1974	PID: 001-400-690	Depth/Size:		Type: Apartment/Condo	Lot SqFt: 0	Age at List Date: 41	Zoning: R5	Exposure:	Bedrooms: 1	Taxes: \$573 (2014)	Stories in Bldg:	Bathrooms: 1	GST/HST Incl?:	Flood Plain: Yes	Full Baths: 1	Tax Incl Utilities: No	Meas. Type:	Half Baths: 0	Apprvl Reqd:	Fixtures Lsd: N			Fixt Removed: N			View: N																			
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Listing Broker(s): RE/MAX Nyda Realty Inc.																																																				
Best priced apartment in Chilliwack. Why rent. Strata fees include heat and hot water. Value packed home for starting out or retiring. 1 bedroom, laminate flooring, air-conditioning, mountain views from deck and just minutes from town. No rentals or pets. Age limit 19 plus.																																																				

Tax Report - 46165 GORE Unit# 206
Record Updated - 12/11/2014

Jurisdiction	303-CHILLIWACK - CITY OF	Roll Number	092246174	Property ID	001-400-690
Property Addr	46165 GORE Unit# 206				
Municipality	CH-CITY OF CHILLIWACK	Board Code	H		
Neighborhood	051-APT STRATAS				
Area	H90-Chilliwack				
Sub Area	H92-Chilliwack E Young-Yale			More PID's	
Gross Taxes	\$573.41	(2014)		Water Conn	
Tax Amount Updated - 12/11/14					

Owner Name & Mailing Address Information

Owner(s) 1 Name & Address	Owner(s) 2 Name & Address
** NOT AVAILABLE **	

206-46165 GORE AVE
CHILLIWACK BC

V2P 1Z9

Legal Information

Plan #	Lot	Block	Dist Lot	Land Dist	Section	Township	Range	Meridian
NWS529	10			36				
Legal Description	PL NWS529 LT 10 LD 36 THE COMMON PROPERTYIN PROPORTION TO THE UNIT ENTI ADDITIONAL LEGAL INFORMATION IS AVAILABLE							

Land & Building Information

Width	Depth	Lot Size
Land Use	Actual Use	STRATA LOT RES CONDO
BCA Description	STRATA APT FRAME	Zoning
BCAA Data Updated - 03/04/14		

Total Value Information


<u>Actual Totals</u>		<u>Municipal Taxable Totals</u>		<u>School Taxable Totals</u>	
Land	\$59,200	Gross Land	\$59,200	Gross Land	\$59,200
Improvement	\$11,400	Gross Improve	\$11,400	Gross Improve	\$11,400
		Exempt Land		Exempt Land	
		Exempt Improve		Exempt Improve	
Actual Total	\$70,600	Municipal Total	\$70,600	School Total	\$70,600

Sale History Information

Date	Price	Document #	Type of Sales Transaction
11/04/2009	\$42,850	CA1338397	REJECT NOT SUITED SALE ANALYSIS
07/29/2005	\$57,500	BX553282	IMPRV SINGLE PROP CASH TRANSAC
11/12/2003	\$41,000	BV468445	IMPRV SINGLE PROP CASH TRANSAC

Tax Detail View	The enclosed information while deemed to be correct is not guaranteed.	02/17/15	6:33 PM
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Presented by:
Anthony Ibhahe
 Royal LePage-West Real Estate Services
 Phone: 604-581-3838 Cell: 604-788-0179
 Email: aibhahe@gmail.com
 Website: www.aibhahe.com

Chilliwack, Chilliwack E Young-Yale # 1 46209 CESSNA DR, V2P 1A7		MLS# H2150374		Residential Attached Active																																																																									
		List Price: \$169,900 Previous Price:																																																																											
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Fireplace Fuel: Gas - Natural	Property Disclosure: N - FORECLOSURE																																																																												
Outdoor Area: Patio(s), Sundeck(s)	Bylaw Restrictions: Pets Allowed w/Rest., Rentals Not Allowed																																																																												
Mngmt Co: SELF MANAGED																																																																													
Mngmt Ph:	Maint Fee: \$135.00																																																																												
Maint Charge Incl: Gardening, Garbage Pickup																																																																													
Legal: PL LMS1996 LT 1 DL 342 LD 36 WITH AN INTEREST IN THE COMMON PROPERTY																																																																													
Amenities: None																																																																													
Features Incl:																																																																													
Site Influences:																																																																													
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Listing Broker(s): HomeLife Glenayre Realty (Msn)																																																																													
A nice 2 possibly 3 bedroom end unit in small 8 unit complex townhouse. Mixed flooring with laminate, tile and carpeting. Large den leads out to deck. Private patio area for BBQ nights. Double garage plus extra parking for visitors. Close to amenities, recreation and shopping.																																																																													

Tax Report - 46209 CESSNA Drive Unit# 1
Record Updated - 12/11/2014

Jurisdiction	303-CHILLIWACK - CITY OF	Roll Number 085046201	Property ID 023-096-128
Property Addr	46209 CESSNA DR Unit# 1		
Municipality	CH-CITY OF CHILLIWACK	Board Code H	
Neighborhood	050-ROW/TOWNHOUSE/STRATAS		
Area	H90-Chilliwack		
Sub Area	H92-Chilliwack E Young-Yale		
Gross Taxes	\$1456.89	(2014)	More PID's
			Water Conn
Tax Amount Updated - 12/11/14			

Owner Name & Mailing Address Information

Owner(s) 1 Name & Address	Owner(s) 2 Name & Address
** NOT AVAILABLE **	

1-46209 CESSNA DR
CHILLIWACK BC

V2P 1A7

Legal Information

Plan #	Lot	Block	Dist Lot	Land Dist	Section	Township	Range	Meridian
LMS1996	1		342	36				
Legal Description PL LMS1996 LT 1 DL 342 LD 36								
WITH AN INTEREST IN THE COMMONPROPERTY IN PROPORT								
ADDITIONAL LEGAL INFORMATION IS AVAILABLE								

Land & Building Information

Width	Depth	Lot Size
Land Use		Actual Use ROW HOUSE SING UNIT OWNER
BCA Description	STRATA TOWNHOUSE	Zoning
BCAA Data Updated - 03/04/14		

Total Value Information


<u>Actual Totals</u>		<u>Municipal Taxable Totals</u>		<u>School Taxable Totals</u>	
Land	\$126,000	Gross Land	\$126,000	Gross Land	\$126,000
Improvement	\$54,000	Gross Improve	\$54,000	Gross Improve	\$54,000
		Exempt Land		Exempt Land	
		Exempt Improve		Exempt Improve	
Actual Total	\$180,000	Municipal Total	\$180,000	School Total	\$180,000

Sale History Information

Date	Price	Document #	Type of Sales Transaction
07/10/2009	\$200,000	CA1181477	IMPRV SINGLE PROP CASH TRANSAC
07/17/2002	\$110,000	BT255058	IMPRV SINGLE PROP CASH TRANSAC
07/09/1999	\$105,750	BN180596	IMPRV SINGLE PROP CASH TRANSAC

Tax Detail View	The enclosed information while deemed to be correct is not guaranteed.	02/17/15	6:33 PM
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Presented by:
Anthony Ibhahe
 Royal LePage-West Real Estate Services
 Phone: 604-581-3838 Cell: 604-788-0179
 Email: aibhahe@gmail.com
 Website: www.aibhahe.com

Chilliwack, Chilliwack E Young-Yale		MLS# H2150382		Residential Attached																																																																
# 113 46210 CHILLIWACK CENTRAL RD, V2P 1J8				Active																																																																
		List Price: \$89,900 Previous Price: Subdiv/Complex: CEDARWOOD Frontage: 0.00 Approx Yr Blt: 1977 PID: 001-560-565 Depth/Size: Type: Apartment/Condo Lot SqFt: 0 Age at List Date: 38 Zoning: R5 Exposure: Bedrooms: 2 Taxes: \$923 (2014) Stories in Bldg: 2 Bathrooms: 2 GST/HST Incl?: Flood Plain: Yes Full Baths: 1 Tax Incl Utilities: No Meas. Type: Half Baths: 1 Apprvl Reqd: Fixtures Lsd: N Fixt Removed: N View:																																																																		
Style of Home: Ground Level Unit Construction: Frame - Wood Foundation: Concrete Perimeter Exterior: Wood Rain Screen: Type of Roof: Torch-On Renovations: Flooring: Mixed Water Supply: City/Municipal Heat/Fuel: Electric No. of Fireplaces: 0 Fireplace Fuel: Outdoor Area: Fenced Yard, Patio(s) Mngmt Co: HOMELIFE Mngmt Ph: 604-858-7368		Total Parking: 1 Covered Parking: 1 Parking Access: Front Parking Facilities: Visitor Parking, Carport; Multiple R/I Plumbing: Reno Year: Dist to Public Trans: Units in Development: Locker: Yes Possession: Title to Land: Freehold Strata Seller's Interest: Court Ordered Sale Mortgage Info: \$0 Property Disclosure: N - COURT ORDERED SALE Bylaw Restrictions: Age Restrictions, Pets Allowed w/Rest., Rentals Not Allowed / Age: 19+ Maint Fee: \$219.46																																																																		
Maint Charge Incl: Snow removal, Gardening, Garbage Pickup, Management																																																																				
Legal: STRATA LOT 13, DL 341, PL NWS 902, LD 36 Amenities: None Features Incl: Site Influences: Adult Oriented, Central Location																																																																				
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Listing Broker(s): RE/MAX Nyda Realty Inc.																																																																				
Ground floor unit at rear of complex. Southern exposure for lots of natural light. Large patio with garden area. 1.5 baths, 2 bedrooms and in-suite laundry room. Central location. 2 dogs or 2 cats allowed. No Rentals. 19+																																																																				

Tax Report - 46210 CHILLIWACK CENTRAL Unit# 113
Record Updated - 12/11/2014

Jurisdiction	303-CHILLIWACK - CITY OF	Roll Number	087946213	Property ID	001-560-565
Property Addr	46210 CHILLIWACK CENTRAL Unit# 113				
Municipality	CH-CITY OF CHILLIWACK	Board Code			
Neighborhood	051-APT STRATAS				
Area					
Sub Area					
Gross Taxes	\$922.55	(2014)	More PID's Water Conn		
Tax Amount Updated - 12/11/14					

Owner Name & Mailing Address Information

Owner(s) 1 Name & Address

Owner(s) 2 Name & Address

** NOT AVAILABLE **

UNIT 113
46210 CHILLIWACK CENTRAL RD
CHILLIWACK BC
V2P 1J8

Legal Information

Plan #	Lot	Block	Dist Lot	Land Dist	Section	Township	Range	Meridian
NWS902	13		341	36				
Legal Description	PL NWS902 LT 13 DL 341 LD 36 INTEREST IN THE COMMON PROPERTY IN PROPORTION TO T ADDITIONAL LEGAL INFORMATION IS AVAILABLE							

Land & Building Information

Width	Depth	Lot Size
Land Use	Actual Use	STRATA LOT RES CONDO
BCA Description	STRATA APT FRAME	Zoning
BCAA Data Updated - 03/04/14		

Total Value Information

<u>Actual Totals</u>		<u>Municipal Taxable Totals</u>		<u>School Taxable Totals</u>	
Land	\$83,000	Gross Land	\$83,000	Gross Land	\$83,000
Improvement	\$30,900	Gross Improve	\$30,900	Gross Improve	\$30,900
		Exempt Land		Exempt Land	
		Exempt Improve		Exempt Improve	
Actual Total	\$113,900	Municipal Total	\$113,900	School Total	\$113,900

Sale History Information

Date	Price	Document #	Type of Sales Transaction
08/18/2009	\$140,000	CA1231719	IMPRV SINGLE PROP CASH TRANSAC
04/02/2009	\$120,000	CA1076276	IMPRV SINGLE PROP CASH TRANSAC
09/02/2008	\$164,900	BB1001388	REJECT NOT SUITED SALE ANALYSIS

Tax Detail View The enclosed information while deemed to be correct is not guaranteed. 02/17/15 6:33 PM

Presented by:
Anthony Ibhah
 Royal LePage-West Real Estate Services
 Phone: 604-581-3838 Cell: 604-788-0179
 Email: aibhah@gmail.com
 Website: www.aibhah.com

Chilliwack, Chilliwack W Young-Well		MLS# H2150614		Residential Attached																																																																
# 107 45559 YALE RD, V2P OB1				Active																																																																
No Photo Available		List Price: \$119,900 Previous Price:																																																																		
		Subdiv/Complex: THE VIBE Frontage: Approx Yr Blt: 2008 PID: 027-650-740 Depth/Size: Type: Apartment/Condo Lot SqFt: 0 Age at List Date: 7 Zoning: R6 Exposure: NE Bedrooms: 2 Taxes: \$1,039 (2014) Stories in Bldg: 2 Bathrooms: 2 GST/HST Incl?: Flood Plain: No Full Baths: Tax Incl Utilities: No Meas. Type: Half Baths: 0 Apprvl Reqd: Fixtures Lsd: - AS IS WHERE IS Fixt Removed: - AS IS WHERE IS View: Y - MOUNTAINS & FIELD																																																																		
Style of Home: Inside Unit Construction: Frame - Wood Foundation: Concrete Perimeter Exterior: Vinyl, Brick Rain Screen: Type of Roof: Asphalt Renovations: Flooring: Water Supply: City/Municipal Heat/Fuel: Electric, Natural Gas No. of Fireplaces: 0 Fireplace Fuel: Gas - Natural Outdoor Area: Patio(s) & Deck(s)		R/I Plumbing: Reno Year: R/I Fireplaces: 0		Total Parking: Covered Parking: Parking Access: Rear Parking Facilities: Garage; Underground Dist to Public Trans: Units in Development: 200 Locker: Yes Possession: Title to Land: Freehold Strata Seller's Interest: Court Ordered Sale Mortgage Info: \$0 Property Disclosure: N - COURT ORDER SALE Bylaw Restrictions: Pets Allowed w/Rest., Rentals Allowed																																																																
Mngmt Co: STRATATEK Mngmt Ph: 604-793-5055		Maint Fee: \$311.00																																																																		
Maint Charge Incl: Caretaker, Garbage Pickup, Hot Water, Management, Recreation Facility, Snow removal																																																																				
Legal: PL BCS2854 LT 103 DL 257 LD 36 WITH AN INTEREST IN THE COMMON PROPERTY Amenities: Club House, Elevator, In Suite Laundry, Recreation Center, Wheelchair Access Features Incl: Site Influences: Central Location, Recreation Nearby, Shopping Nearby																																																																				
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<table border="1" style="width: 100%; border-collapse: collapse;"> <tr> <td colspan="2">Floor Area (SqFt):</td> <td colspan="2">Total # Rooms: 6</td> <td colspan="2">Bathrooms</td> </tr> <tr> <td>Finished Floor Area Main:</td> <td>934</td> <td>Finished Levels:</td> <td>1</td> <td colspan="2">1 4 Piece; Ensuite: N; Level: Main F.</td> </tr> <tr> <td>Finished Floor Area Up:</td> <td>0</td> <td>Basement Area:</td> <td>None</td> <td colspan="2">2 3 Piece; Ensuite: Y; Level: Main F.</td> </tr> <tr> <td>Finished Floor Area Down:</td> <td>0</td> <td></td> <td></td> <td colspan="2">3</td> </tr> <tr> <td>Finished Floor Area Bsmt:</td> <td>0</td> <td>Bsmt Height:</td> <td></td> <td colspan="2">4</td> </tr> <tr> <td>Total Finished Floor Area:</td> <td>934</td> <td>Restricted Age:</td> <td></td> <td colspan="2">5</td> </tr> <tr> <td></td> <td></td> <td># Pets / Cats; Dogs:</td> <td></td> <td colspan="2">6</td> </tr> <tr> <td>Unfinished Floor Area:</td> <td>0</td> <td># or % Rentals:</td> <td></td> <td colspan="2">7</td> </tr> <tr> <td>Grand Total Floor Area:</td> <td>934</td> <td></td> <td></td> <td colspan="2">8</td> </tr> </table>						Floor Area (SqFt):		Total # Rooms: 6		Bathrooms		Finished Floor Area Main:	934	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:	934	Restricted Age:		5				# Pets / Cats; Dogs:		6		Unfinished Floor Area:	0	# or % Rentals:		7		Grand Total Floor Area:	934			8										
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Listing Broker(s): HomeLife Glenayre Realty (Msn)																																																																				
Open spacious 2 bdrm, 2 bath at the Vibe. One of the larger units in the building, the mountains & farms are your neighbours. 2 underground parking stalls, fitness room, library room, business area & billiards room. Close to all amenities. Including Hwy #1, & UFV. 200 pets & rentals are welcoms.																																																																				

Tax Report - 45559 YALE Road Unit# 107
Record Updated - 12/11/2014

Jurisdiction	303-CHILLIWACK - CITY OF	Roll Number	020145603	Property ID	027-650-740
Property Addr	45559 YALE RD Unit# 107				
Municipality	CH-CITY OF CHILLIWACK	Board Code	H		
Neighborhood	051-APT STRATAS				
Area	H90-Chilliwack				
Sub Area	H91-Chilliwack W Young-Well			More PID's	
Gross Taxes	\$1038.58	(2014)		Water Conn	
Tax Amount Updated - 12/11/14					

Owner Name & Mailing Address Information

Owner(s) 1 Name & Address	Owner(s) 2 Name & Address
** NOT AVAILABLE **	
107-45559 YALE RD CHILLIWACK BC	
V2P 0B1	

Legal Information

Plan #	Lot	Block	Dist Lot	Land Dist	Section	Township	Range	Meridian
BCS2854	103		257	36				
Legal Description	PL BCS2854 LT 103 DL 257 LD 36 WITH AN INTEREST IN THE COMMONPROPERTY IN PROPORT ADDITIONAL LEGAL INFORMATION IS AVAILABLE							

Land & Building Information

Width	Depth	Lot Size
Land Use		Actual Use
BCA Description	STRATA APT FRAME	Zoning
		STRATA LOT RES CONDO
BCAA Data Updated - 03/04/14		

Total Value Information

<u>Actual Totals</u>	<u>Municipal Taxable Totals</u>	<u>School Taxable Totals</u>
Land	\$16,200	Gross Land
Improvement	\$114,000	Gross Improve
		Exempt Land
		Exempt Improve
Actual Total	\$130,200	Municipal Total
		School Total
		\$130,200

Sale History Information

Date	Price	Document #	Type of Sales Transaction
03/02/2009	\$228,900	CA1051622	IMPRV SINGLE PROP CASH TRANSAC
09/11/2008		BB709404	REJECT NOT SUITED SALE ANALYSIS