



Presented by:

## Matt Thiessen

HomeLife Glenayre Realty Company (Abbots) Ltd  
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**Active**  
**R2121898**  
Board: H  
Apartment/Condo

### 206 8933 EDWARD STREET

Chilliwack  
Chilliwack W Young-Well  
V2P 4E2

Residential Attached

**\$159,900** (LP)

(SP)



Sold Date:	Frontage (feet):	Original Price: <b>\$159,900</b>
Meas. Type:	Frontage (metres):	Approx. Year Built: <b>2006</b>
Depth / Size (ft.):	Bedrooms: <b>1</b>	Age: <b>10</b>
Lot Area (sq.ft.): <b>0.00</b>	Bathrooms: <b>1</b>	Zoning: <b>R5</b>
Flood Plain: <b>Exempt</b>	Full Baths: <b>1</b>	Gross Taxes: <b>\$988.48</b>
Approval Req?: <b>No</b>	Half Baths: <b>0</b>	For Tax Year: <b>2015</b>
Exposure: <b>South</b>	Maint. Fee: <b>\$220.00</b>	Tax Inc. Utilities?: <b>No</b>
If new, GST/HST inc?:		P.I.D.: <b>026-860-911</b>
Mgmt. Co's Name: <b>SELF MANAGED</b>		Tour:
Mgmt. Co's Phone: <b>604-792-9029</b>		
View: <b>Yes: MOUNTAINS</b>		
Complex / Subdiv: <b>KING EDWARD</b>		
Services Connected: <b>Electricity, Sanitary Sewer, Water</b>		

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

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

Total Parking: **1** Covered Parking: **1** Parking Access: **Side**  
Parking: **Garage; Underground**  
Locker: **N**  
Dist. to Public Transit:  
Units in Development: **41**  
Title to Land: **Freehold Strata**  
Property Disc.: **No**  
Fixtures Leased: **No**  
Fixtures Rmvd: **No**  
Floor Finish: **Mixed**

Maint Fee Inc: **Caretaker, Garbage Pickup, Gardening, Hot Water, Snow removal**  
Legal: **PL BCS2073 LT 16 DL 27/28 LD 36 GROUP 2, TOGETHER WITH AN INTEREST IN THE COMMON PROPERTY IN PROPORTION TO THE UNIT ENTITLEMENT OF THE STRATA LOT AS SHOWN ON FORM V.**

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

Site Influences: **Adult Oriented, Central Location, Recreation Nearby, Shopping Nearby**  
Features:

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Living Room	13' x 17'6"			x			x
Main	Kitchen	10' x 8'			x			x
Main	Master Bedroom	11' x 13'			x			x
Main	Den	6' x 6'			x			x
		x			x			x
		x			x			x
		x			x			x
		x			x			x
		x			x			x
		x			x			x

Finished Floor (Main): <b>715</b>	# of Rooms: <b>4</b>	# of Kitchens: <b>1</b>	# of Levels: <b>1</b>	Bath	Floor	# of Pieces	Ensuite?	Outbuildings
Finished Floor (Above): <b>0</b>	Crawl/Bsmt. Height:			1	Main	4	No	Barn:
Finished Floor (Below): <b>0</b>	Restricted Age: <b>19+</b>			2				Workshop/Shed:
Finished Floor (Basement): <b>0</b>	# of Pets: <b>1</b>	Cats: <b>Y</b>	Dogs: <b>Y</b>	3				Pool:
Finished Floor (Total): <b>715 sq. ft.</b>	# or % of Rentals Allowed:			4				Garage Sz:
	Bylaw Restrict: <b>Age Restrictions, Pets Allowed w/Rest., Rentals Not Allowed</b>			5				Door Height:
Unfinished Floor: <b>0</b>				6				
Grand Total: <b>715 sq. ft.</b>	Basement: <b>None</b>			7				
				8				

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

**Spacious south facing one bedroom apartment with den/storage area in well managed adult oriented (19+) complex. Modern kitchen with pantry and breakfast bar, large bright living room with electric fireplace, 9' ceilings & crown molding. Secure underground parking, in suite laundry, no rentals & pets ok! Close to shopping and recreation at the Landing Leisure Centre. Call for your personal tour today!**



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**Active**  
**R2113367**Board: H  
Townhouse**20 9470 HAZEL STREET**Chilliwack  
Chilliwack E Young-Yale  
V2P 5N1

Residential Attached

**\$199,000** (LP)

(SP)

Sold Date:  
Meas. Type:  
Depth / Size (ft.):  
Lot Area (sq.ft.): **0.00**Flood Plain: **Yes**Approval Req?: **No**

Exposure:

If new, GST/HST inc?:

Mgmt. Co's Name: **Teamwork Strata Mgmt**Mgmt. Co's Phone: **604-854-1734**View: **No :**Complex / Subdiv: **Hawthorne Place**Services Connected: **Electricity, Natural Gas, Sanitary Sewer, Storm Sewer, Water**

Frontage (feet):

Frontage (metres):

Bedrooms: **2**Bathrooms: **2**Full Baths: **2**Half Baths: **0**Maint. Fee: **\$300.00**Original Price: **\$219,000**Approx. Year Built: **1995**Age: **21**Zoning: **R5**Gross Taxes: **\$1,368.56**For Tax Year: **2015**Tax Inc. Utilities?: **Yes**P.I.D.: **023-717-696**

Tour:

Style of Home: **End Unit, Ground Level Unit**Construction: **Frame - Wood**Exterior: **Vinyl**Foundation: **Concrete Perimeter**

Rain Screen:

Renovations:

Water Supply: **City/Municipal**Fireplace Fuel: **Gas - Natural**Fuel/Heating: **Natural Gas, Radiant**Outdoor Area: **Patio(s)**Type of Roof: **Asphalt**

Reno. Year:

R.I. Plumbing: **No**R.I. Fireplaces: **0**# of Fireplaces: **1**Total Parking: **2** Covered Parking: **1**Parking: **Garage; Single**Parking Access: **Front**Locker: **N**Dist. to School Bus: **2**Total Units in Strata: **47**Dist. to Public Transit: **2**Units in Development: **47**Title to Land: **Freehold Strata**Property Disc.: **No**Fixtures Leased: **No :**Fixtures Rmvd: **No :**Floor Finish: **Laminate, Tile, Wall/Wall/Mixed**Maint Fee Inc: **Gardening, Management, Recreation Facility**Legal: **PL LMS1710 LT 14 LD 36 TOGETHER WITH AN INTEREST IN THE COMMON PROPERTY IN PROPORTION TO THE UNIT ENTITLEMENT OF THE STRATA**Amenities: **Club House**Site Influences: **Central Location, Paved Road, Recreation Nearby, Shopping Nearby**

Features:

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions	
Main	Foyer	5'6 x 6'			x			x	
Main	Kitchen	11'9 x 13'			x			x	
Main	Laundry	5'9 x 8'1			x			x	
Main	Dining Room	8'5 x 9'4			x			x	
Main	Living Room	15' x 16'6			x			x	
Main	Bedroom	9'11 x 12'3			x			x	
Main	Master Bedroom	11'6 x 16'2			x			x	
		x			x			x	
		x			x				
		x			x				
Finished Floor (Main):	1,265	# of Rooms:7	# of Kitchens: 1	# of Levels: 1	Bath	Floor	# of Pieces	Ensuite?	Outbuildings
Finished Floor (Above):	0	Crawl/Bsmt. Height:			1	Main	4	No	Barn:
Finished Floor (Below):	0	Restricted Age:			2	Main	3	Yes	Workshop/Shed:
Finished Floor (Basement):	0	# of Pets:1	Cats: Y	Dogs: Y	3				Pool:
Finished Floor (Total):	1,265 sq. ft.	# or % of Rentals Allowed:			4				Garage Sz: 12'5 x
		Bylaw Restrict: Pets Allowed w/Rest., Rentals Not Allowed			5				Door Height:
Unfinished Floor:	0				6				
Grand Total:	1,265 sq. ft.	Basement: None			7				
					8				

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

**TWO BEDROOM CORNER END UNIT in Hawthorne Place! Close to schools, transportation, shopping, churches and recreation. It's a ground level unit with two full bathrooms. The kitchen includes an eating area, and access to the laundry room. There's extra storage in there as well, along with the boiler for the radiant gas heat. The living room has a gas fireplace, and a sliding glass door set to the patio and fenced backyard. Bonus storage room, and large single garage, with room for another car in front of it. No rentals, pets allowed with restrictions, no age restriction. Home needs flooring, paint and other touch ups. Clubhouse and guest suite on site, too!**