



Presented by:
Nicky Tu
 Keller Williams Elite (MplRd)
 Phone: 604-767-5913
 nickyhmtu@gmail.com



Active
R2125162
 Board: V
 Apartment/Condo

103 3065 PRIMROSE LANE

Coquitlam
 North Coquitlam
 V3B 7P7

Residential Attached

\$299,000 (LP)

(SP)



Sold Date:
 Meas. Type: **Feet**
 Depth / Size (ft.): **0**
 Lot Area (sq.ft.): **0.00**
 Flood Plain:
 Approval Req?:
 Exposure:
 If new, GST/HST inc?:
 Mgmt. Co's Name: **STRATA WEST MANAGEMENT**
 Mgmt. Co's Phone:
 View: **No** :
 Complex / Subdiv:
 Services Connected: **Electricity, Natural Gas, Water**

Original Price: **\$299,000**
 Approx. Year Built: **1993**
 Age: **23**
 Zoning: **STRATA**
 Gross Taxes: **\$1,514.70**
 For Tax Year: **2016**
 Tax Inc. Utilities?: **No**
 P.I.D.: **018-319-301**
 Tour:

Style of Home: **Ground Level Unit**
 Construction: **Frame - Wood**
 Exterior: **Wood**
 Foundation: **Concrete Perimeter**
 Rain Screen:
 Renovations:
 Water Supply: **City/Municipal**
 Fireplace Fuel: **Gas - Natural**
 Fuel/Heating: **Electric**
 Outdoor Area: **Patio(s)**
 Type of Roof: **Tar & Gravel**

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

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

Maint Fee Inc: **Caretaker, Gardening, Management, Snow removal**
 Legal: **STRATA LOT 107 SECTION 11 TOWNSHIP 39 NEW WESTMINSTER DISTRICT STRATA PLAN LMS600**

Amenities: **In Suite Laundry, Pool; Indoor, Recreation Center, Swirlpool/Hot Tub**

Site Influences: **Central Location, Recreation Nearby, Shopping Nearby**
 Features: **ClthWsh/Dryr/Frdg/Stve/DW, Disposal - Waste, Drapes/Window Coverings**

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Living Room	20'0 x 11'0			x			x
Main	Dining Room	11'0 x 9'0			x			x
Main	Kitchen	14'0 x 9'0			x			x
Main	Master Bedroom	12'5 x 9'5			x			x
Main	Bedroom	10'5 x 9'0			x			x
		x			x			x
		x			x			x
		x			x			x
		x			x			x
		x			x			x

Finished Floor (Main):	862	# of Rooms:	5	# of Kitchens:	1	# of Levels:	1	Bath	Floor	# of Pieces	Ensuite?	Outbuildings
Finished Floor (Above):	0	Crawl/Bsmt. Height:						1	Main	4	No	Barn:
Finished Floor (Below):	0	Restricted Age:						2				Workshop/Shed:
Finished Floor (Basement):	0	# of Pets:	1	Cats:		Dogs:		3				Pool:
Finished Floor (Total):	862 sq. ft.	# or % of Rentals Allowed:	54					4				Garage Sz:
		Bylaw Restrict:	Pets Allowed w/Rest.					5				Door Height:
Unfinished Floor:	0							6				
Grand Total:	862 sq. ft.	Basement:	None					7				
								8				

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

Royal LePage West R.E.S.

Excellent 2 bedroom ground floor unit with big patio at "Lakeside". Great location - close to all amenities, schools, Coquitlam Centre, shopping and the new Evergreen Skytrain Line. The strata also offers a recreation centre, indoor pool with hot tub and comes with 1 parking stall and 1 storage locker.