



Presented by:
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Active
R2038415
 Board: V
 Apartment/Condo

208 910 FIFTH AVENUE
 New Westminster
 Uptown NW
 V3M 1Y2

Residential Attached
\$123,000 (LP)
 (SP)



Sold Date:
 Meas. Type:
 Depth / Size (ft.):
 Lot Area (sq.ft.): **0.00**
 Flood Plain:
 Approval Req?: **Yes**
 Exposure:
 If new, GST/HST inc?:
 Mgmt. Co's Name: **SELF MANAGED**
 Mgmt. Co's Phone:
 View: **No :**
 Complex / Subdiv: **GROSVENOR COURT**
 Services Connected: **Community**

Frontage (feet):
 Frontage (metres):
 Bedrooms: **1**
 Bathrooms: **1**
 Full Baths: **1**
 Half Baths: **0**
 Maint. Fee: **\$240.00**

Original Price: **\$123,000**
 Approx. Year Built: **1970**
 Age: **46**
 Zoning: **R2**
 Gross Taxes: **\$0.00**
 For Tax Year: **2015**
 Tax Inc. Utilities?:
 P.I.D.: **800-103-115**
 Tour:

Style of Home: **Inside Unit**
 Construction: **Frame - Wood**
 Exterior: **Mixed**
 Foundation: **Concrete Perimeter**
 Rain Screen:
 Renovations:
 Water Supply: **City/Municipal**
 Fireplace Fuel:
 Fuel/Heating: **Baseboard, Hot Water**
 Outdoor Area: **Balcony(s)**
 Type of Roof: **Torch-On**

Reno. Year:
 R.I. Plumbing: **No**
 R.I. Fireplaces:
 # of Fireplaces: **0**

Total Parking: **1** Covered Parking: **1** Parking Access: **Side**
 Parking: **Garage Underbuilding**
 Locker: **Y**
 Dist. to Public Transit: **1 BLOCK**
 Units in Development: **41**
 Title to Land: **Other**
 Seller's Interest: **Court Ordered Sale**
 Property Disc.: **Yes**
 Fixtures Leased: **No :**
 Fixtures Rmvd: **:**
 Floor Finish: **Mixed**

Dist. to School Bus: **3 BLOCKS**
 Total Units in Strata: **41**

Maint Fee Inc: **Garbage Pickup, Gardening, Heat, Hot Water, Management, Sewer, Taxes, Water**
 Legal: **PL 35363 LOT 20 LD 37 SUBURBAN BLOCK 7**

Amenities: **Elevator, Garden, Shared Laundry, Storage**

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

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Living Room	18' x 12'			x			x
Main	Dining Room	7'6 x 7'			x			x
Main	Kitchen	7' x 6'			x			x
Main	Bedroom	12' x 9'6			x			x
		x			x			x
		x			x			x
		x			x			x
		x			x			x
		x			x			x
		x			x			x

Finished Floor (Main):	511	# of Rooms: 4	# 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:	Cats:	Dogs:	3				Pool:
Finished Floor (Total):	511 sq. ft.	# or % of Rentals Allowed:			4				Garage Sz:
Unfinished Floor:	0	Bylaw Restrict: Age Restrictions, Pets Allowed			5				Door Height:
Grand Total:	511 sq. ft.	w/Rest., Pets Not Allowed			6				
		Basement: None			7				
					8				

Listing Broker(s): **Park Georgia Realty Ltd.(Coq)**

Why rent when you can own your own home. Here is a fantastic opportunity to purchase in this well run 40+ "Uptown" building-Grosvenor Court. Easy walking to shopping, transit, parks, recreation & medical clinics. This one bedroom unit needs a bit of T.L.C. but will be well worth the effort. The roof was done in 2014, the boiler in 2011 & the building has a great contingency fund. Bonus the maintenance fee includes property taxes, hot water, heat, gardening, garbage. One small pet allowed (cat or dog) but sorry no rentals-Court ordered sale. Grosvenor Court is a pleasure to show-its quiet-its cared for & its YOURS-Comfy, cozy & convenient. Affordable living @ its Best. Call for more details.



Presented by:
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Active
R2081866

Board: V
 Apartment/Condo

308 815 FOURTH AVENUE

New Westminster
 Uptown NW
 V3M 1S8

Residential Attached

\$159,900 (LP)

(SP)



Sold Date:
 Meas. Type: **Feet**
 Depth / Size (ft.):
 Lot Area (sq.ft.): **0.00**
 Flood Plain:
 Approval Req?:
 Exposure:
 If new, GST/HST inc?:
 Mgmt. Co's Name: **Crossroads Mgmt**
 Mgmt. Co's Phone: **778-578-4445**
 View: **:**
 Complex / Subdiv: **Norfolk House**
 Services Connected: **Electricity, Sanitary Sewer, Storm Sewer, Water**

Frontage (feet):
 Frontage (metres):
 Bedrooms: **2**
 Bathrooms: **1**
 Full Baths: **1**
 Half Baths: **0**
 Maint. Fee: **\$487.15**

Original Price: **\$159,900**
 Approx. Year Built: **1965**
 Age: **51**
 Zoning: **RM-2**
 Gross Taxes: **\$563.67**
 For Tax Year: **2015**
 Tax Inc. Utilities?: **No**
 P.I.D.: **001-260-898**
 Tour:

Style of Home: **Corner Unit, Upper Unit**
 Construction: **Frame - Wood**
 Exterior: **Brick, Stucco, Wood**
 Foundation: **Concrete Perimeter**
 Rain Screen:
 Renovations:
 Water Supply: **City/Municipal**
 Fireplace Fuel:
 Fuel/Heating: **Hot Water**
 Outdoor Area: **Balcony(s)**
 Type of Roof: **Other**

Reno. Year:
 R.I. Plumbing:
 R.I. Fireplaces:
 # of Fireplaces: **0**

Total Parking: **1** Covered Parking: **1** Parking Access: **Front**
 Parking: **Garage Underbuilding**
 Locker: **Y**
 Dist. to School Bus:
 Total Units in Strata:
 Dist. to Public Transit:
 Units in Development:
 Title to Land: **Freehold Strata**
 Seller's Interest: **Court Ordered Sale**
 Property Disc.: **No**
 Fixtures Leased: **No**
 Fixtures Rmvd: **No**
 Floor Finish:

Maint Fee Inc: **Garbage Pickup, Gardening, Hot Water, Management, Recreation Facility, Snow removal**
 Legal: **PLAN NWS286 STRATA LOT 31 LAND DIST 36**

Amenities: **Elevator, Pool; Indoor, Shared Laundry**

Site Influences:
 Features:

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Living Room	17' x 12'			x			x
Main	Dining Room	8' x 8'			x			x
Main	Kitchen	7' x 6'			x			x
Main	Bedroom	11' x 9'			x			x
Main	Bedroom	11' x 9'			x			x
		x			x			x
		x			x			x
		x			x			x
		x			x			x
		x			x			x

Finished Floor (Main):	790	# 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:		Cats:		Dogs:		3				Pool:
Finished Floor (Total):	790 sq. ft.	# or % of Rentals Allowed:						4				Garage Sz:
		Bylaw Restrict:	Pets Allowed w/Rest., Rentals Allwd w/Restrctns					5				Door Height:
Unfinished Floor:	0	Basement:	None					6				
Grand Total:	790 sq. ft.							7				
								8				

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

Nice 2 bedroom located in "Uptown" New Westminster close to shopping, transit and all other amenities. Top floor corner unit with a wrap-around balcony. Laminate flooring through-out so it's easy to clean. Rentals maxed out.



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Active
R2068100
 Board: V
 Apartment/Condo

104 210 CARNARVON STREET

New Westminster
 Downtown NW
 V3L 1B8

Residential Attached
\$218,800 (LP)
 (SP)



Sold Date: Frontage (feet): Original Price: **\$228,800**
 Meas. Type: Frontage (metres): Approx. Year Built: **1994**
 Depth / Size (ft.): Bedrooms: **1** Age: **22**
 Lot Area (sq.ft.): **0.00** Bathrooms: **1** Zoning: **RM-6A**
 Flood Plain: **No** Full Baths: **1** Gross Taxes: **\$1,269.43**
 Approval Req?: **Yes** Half Baths: **0** For Tax Year: **2015**
 Exposure: **North** Maint. Fee: **\$321.75** Tax Inc. Utilities?: **No**
 If new, GST/HST inc?: **No** P.I.D.: **018-758-517**
 Mgmt. Co's Name: **BAYWEST MANAGEMENT** Tour:
 Mgmt. Co's Phone: **604-595-8643**
 View: **No :**
 Complex / Subdiv: **HILLSIDE HEIGHTS**
 Services Connected: **Electricity, Sanitary Sewer, Water**

Style of Home: **Corner Unit, Ground Level Unit**
 Construction: **Frame - Wood**
 Exterior: **Aluminum, Hardi Plank, Other**
 Foundation: **Concrete Perimeter**
 Rain Screen: **Full**
 Renovations: **Other**
 Water Supply: **City/Municipal**
 Fireplace Fuel: **Gas - Natural**
 Fuel/Heating: **Baseboard, Electric, Natural Gas**
 Outdoor Area: **Fenced Yard, Patio(s)**
 Type of Roof: **Asphalt, Torch-On**

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

Total Parking: **1** Covered Parking: **1** Parking Access: **Rear**
 Parking: **Garage; Underground**
 Locker: **N**
 Dist. to Public Transit: **2-3 BLKS** Dist. to School Bus: **5-10 MIN**
 Units in Development: **34** Total Units in Strata: **34**
 Title to Land: **Freehold Strata**
 Seller's Interest: **Court Ordered Sale**
 Property Disc.: **Yes**
 Fixtures Leased: **Yes: COURT ORDERED SALE - NOT RESPONS**
 Fixtures Rmvd: **Yes: COURT ORDERED SALE - NOT RESPONS**
 Floor Finish: **Laminate, Other**

Maint Fee Inc: **Garbage Pickup, Hot Water, Management, Sewer, Snow removal, Water**
 Legal: **PL LMS1409 LT 4 BLK 18 LD 36**

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

Site Influences: **Central Location, Recreation Nearby, Treed**
 Features: **ClthWsh/Dryr/Frdg/Stve/DW, Drapes/Window Coverings, Free Stand F/P or Wdstove, Intercom, Smoke Alarm, Sprinkler - Fire,**

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Living Room	12' x 10'			x			x
Main	Kitchen	8'5 x 8'			x			x
Main	Dining Room	9'5 x 9'			x			x
Main	Nook	6' x 8'			x			x
Main	Bedroom	16' x 8'			x			x
Main	Den	9' x 8'			x			x
Main	Storage	6' x 6'			x			x
Main	Patio	10' x 10'			x			x
		x			x			
		x			x			

Finished Floor (Main):	710	# of Rooms:	8	# of Kitchens:	1	# of Levels:	1	Bath	Floor	# of Pieces	Ensuite?	Outbuildings
Finished Floor (Above):	0	Crawl/Bsmt. Height:						1	Main	3	Yes	Barn:
Finished Floor (Below):	0	Restricted Age:						2				Workshop/Shed:
Finished Floor (Basement):	0	# of Pets:		Cats:	Y	Dogs:	N	3				Pool:
Finished Floor (Total):	710 sq. ft.	# or % of Rentals Allowed:						4				Garage Sz:
		Bylaw Restrict:	Pets Allowed w/Rest., Rentals Not Allowed					5				Door Height:
Unfinished Floor:	0	Basement:	None					6				
Grand Total:	710 sq. ft.							7				
								8				

Listing Broker(s): **Dexter Associates Realty**

COURT ORDER SALE - ATTENTION RENOVATORS AND INVESTORS - FANTASTIC DOWNTOWN NEW WEST CONDO being sold "As Is, Where Is". This bright, large one bedroom unit is completely ready for ALL your finishing touches - in a cat-friendly (no dogs), modern and well-maintained fully rain-screened strata building. Private ground level patio and garden area. complete this unit yourself for immediate up-side potential. Amazing central location blocks away from ALL the amenities on an outstanding tree-lined street! The Buyer/s should independently verify all listing information. Unit is owner/occupied and difficult to show - please give at least 48 hours to view.



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Active
R2084747

Board: V
 Apartment/Condo

207 119 AGNES STREET

New Westminster
 Downtown NW
 V3L 1E4

Residential Attached

\$229,900 (LP)

(SP)



Sold Date:	Frontage (feet):	Original Price: \$229,900
Meas. Type:	Frontage (metres):	Approx. Year Built: 1974
Depth / Size (ft.):	Bedrooms: 2	Age: 42
Lot Area (sq.ft.): 0.00	Bathrooms: 2	Zoning: RM2
Flood Plain: No	Full Baths: 1	Gross Taxes: \$1,089.55
Approval Req?:	Half Baths: 1	For Tax Year: 2015
Exposure:	Maint. Fee: \$452.09	Tax Inc. Utilities?: No
If new, GST/HST inc?:		P.I.D.: 001-262-386
Mgmt. Co's Name: Bayside		Tour:
Mgmt. Co's Phone: 604-432-7774		
View: No :		
Complex / Subdiv: PARKWEST PLAZA		
Services Connected: Community, Electricity		

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

Reno. Year:
 R.I. Plumbing:
 R.I. Fireplaces:
 # of Fireplaces: **0**

Total Parking: Covered Parking: **1**
 Parking: **Garage; Underground**
 Dist. to Public Transit: **BLKS**
 Units in Development: **22**
 Title to Land: **Freehold Strata**
 Seller's Interest: **Court Ordered Sale**
 Property Disc.: **No**
 Fixtures Leased: **No :**
 Fixtures Rmvd: **No :**
 Floor Finish: **Mixed, Tile**

Parking Access: **Front**
 Locker: **Y**
 Dist. to School Bus:
 Total Units in Strata:

Maint Fee Inc: **Garbage Pickup, Heat, Hot Water, Management**
 Legal: **PL NWS298 LT 11 BLK 32 LD 36**

Amenities: **Elevator, Shared Laundry**

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

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Living Room	12'2 x 18'9			x			x
Main	Dining Room	7'6 x 10'4			x			x
Main	Kitchen	7' x 7'4			x			x
Main	Master Bedroom	13'10 x 10'10			x			x
Main	Bedroom	9'1 x 11'10			x			x
		x			x			x
		x			x			x
		x			x			x
		x			x			x
		x			x			x

Finished Floor (Main):	975	# 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: 19+			2	Main	2	Yes	Workshop/Shed:
Finished Floor (Basement):	0	# of Pets:	Cats:	Dogs:	3				Pool:
Finished Floor (Total):	975 sq. ft.	# or % of Rentals Allowed 2			4				Garage Sz:
		Bylaw Restrict: Pets Allowed w/Rest., Rentals			5				Door Height:
Unfinished Floor:	0	Allwd w/Restrctns			6				
Grand Total:	975 sq. ft.	Basement: None			7				
					8				

Listing Broker(s): **Macdonald Realty Ltd.(MplRd)**

Very spacious, corner unit with large wrap around balcony. nice open plan with oversized living room and eating area off the kitchen. Galley Style Kitchen, 2 bdrms, 2 bath, private and quiet front side of the building. Master bedroom is spacious and with a 2 piece ensuite and his and hers closet. Walk to skytrain - Douglas College - Shopping. There is a bus stop outside your door. this complex has had significant work done: new roof in 2004, new boiler system in 2007 and piping in 2006. Current membrane project will be paid by the lender so enjoy worry free living in this repaired building. Pets are allowed with some restrictions and 2 rentals allowed. this is an adult oriented community with a 19+ age restriction.