



Presented by:

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**KW ELITE REALTY**  
KELLERWILLIAMS.**Active**  
**R2049711**Board: V  
Apartment/Condo**307 3148 ST JOHNS STREET**Port Moody  
Port Moody Centre  
V3H 5E6

Residential Attached

**\$234,900** (LP)

(SP)

Sold Date:  
Meas. Type:  
Depth / Size (ft.):  
Lot Area (sq.ft.): **0.00**Flood Plain:  
Approval Req?:  
Exposure:

If new, GST/HST inc?:

Mgmt. Co's Name: **Touchstone Property Management**

Mgmt. Co's Phone:

View: **No :**

Complex / Subdiv:

Services Connected: **Electricity**

Frontage (feet):

Frontage (metres):

Bedrooms: **0**Bathrooms: **1**Full Baths: **1**Half Baths: **0**Maint. Fee: **\$268.79**Original Price: **\$234,900**Approx. Year Built: **2004**Age: **12**Zoning: **C5**Gross Taxes: **\$1,205.12**For Tax Year: **2015**Tax Inc. Utilities?: **No**P.I.D.: **026-081-997**

Tour:

Style of Home: **Inside Unit**  
Construction: **Frame - Wood**  
Exterior: **Vinyl**  
Foundation: **Concrete Slab**  
Rain Screen:  
Renovations:  
Water Supply: **City/Municipal**  
Fireplace Fuel: **Gas - Natural**  
Fuel/Heating: **Baseboard, Electric**  
Outdoor Area: **Balcony(s)**  
Type of Roof: **Asphalt**Reno. Year:  
R.I. Plumbing:  
R.I. Fireplaces:  
# of Fireplaces: **1**Total Parking: **2** Covered Parking:  
Parking: **Garage; Underground**Parking Access: **Rear**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: **:**  
Floor Finish:Maint Fee Inc: **Garbage Pickup, Gardening, Hot Water, Management, Snow removal**  
Legal: **PL LMS3199 LT 261 DL 190 LD 36**Amenities: **Exercise Centre, In Suite Laundry, Pool; Indoor, Sauna/Steam Room, Swirlpool/Hot Tub**Site Influences:  
Features:

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
<b>Main</b>	<b>Living Room</b>	<b>0' x 0'</b>			<b>x</b>			<b>x</b>
	<b>Dining Room</b>	<b>x</b>			<b>x</b>			<b>x</b>
	<b>Kitchen</b>	<b>x</b>			<b>x</b>			<b>x</b>
	<b>Bedroom</b>	<b>x</b>			<b>x</b>			<b>x</b>
		<b>x</b>			<b>x</b>			<b>x</b>
		<b>x</b>			<b>x</b>			<b>x</b>
		<b>x</b>			<b>x</b>			<b>x</b>
		<b>x</b>			<b>x</b>			<b>x</b>
		<b>x</b>			<b>x</b>			<b>x</b>
		<b>x</b>			<b>x</b>			<b>x</b>

Finished Floor (Main):	<b>675</b>	# of Rooms: <b>1</b>	# of Kitchens: <b>0</b>	# of Levels: <b>1</b>	Bath	Floor	# of Pieces	Ensuite?	Outbuildings
Finished Floor (Above):	<b>0</b>	Crawl/Bsmt. Height:			1	<b>Main</b>	<b>4</b>	<b>Yes</b>	Barn:
Finished Floor (Below):	<b>0</b>	Restricted Age:			2				Workshop/Shed:
Finished Floor (Basement):	<b>0</b>	# of Pets: <b>2</b>	Cats:	Dogs:	3				Pool:
Finished Floor (Total):	<b>675 sq. ft.</b>	# or % of Rentals Allowed:			4				Garage Sz:
Unfinished Floor:	<b>0</b>	Bylaw Restrict: <b>Pets Allowed w/Rest., Rentals</b>			5				Door Height:
Grand Total:	<b>675 sq. ft.</b>	<b>Allowed</b>			6				
		Basement: <b>None</b>			7				
					8				

Listing Broker(s): **RE/MAX Real Estate Services**

**Bright and Clean one bedroom unit featuring ensuite laundry, patio, gas fireplace, his and hers closets and ensuite bathroom. Complex features a glass enclosed pool with hot tub and sauna, well equipped fitness centre and a children's play room. Complex is in the finishing stages of major renovations and assessment has been paid making this the ideal time to invest in the unit as a rental investment or to reside in. The unit is ideally located within walking distance of the West Coast Express and the soon to start Evergreen line! unit is being sold by court order.**