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

Mission, Hemlock MLS# F1412697 Residential Attached Active 204A 21000 ENZIAN WY, VOM 1A1

List Price: \$109,900 Previous Price: \$119,000

Subdiv/Complex:

001-733-699 Frontage: Approx Yr Blt: 1985 PID: Depth/Size: Type: Apartment/Condo

Lot SqFt: RST-5 0 Age at List Date: Zoning: 29 Exposure: Bedrooms: 2 Taxes: \$1,334 (2013) Stories in Blda: Bathrooms: GST/HST Incl?:

2 Tax Incl Utilities: Flood Plain: No Full Baths: 2 No Meas. Type: Half Baths: Apprvl Regd: Ω

Fixtures Lsd: N Fixt Removed: Ν

View. Y - RESORT VIEW

Style of Home: Upper Unit Total Parking: Covered Parking:

Construction: Concrete Parking Access:

Concrete Perimeter Foundation: Parking Facilities: Garage; Underground Exterior: Mixed

R/I Plumbing: Rain Screen:

Type of Roof: Other Dist to Public Trans: Dist to School/Bus:

Renovations: Reno Year: Total Units in Strata: Units in Development: Wall/Wall/Mixed Flooring: Locker: City/Municipal Water Supply: Possession:

Electric Heat/Fuel: Title to Land: Freehold Strata No. of Fireplaces: R/I Fireplaces: Seller's Interest: Court Ordered Sale

Fireplace Fuel: Wood Mortgage Info:

Balcony(s) Outdoor Area: N - COURT ORDERED SALE, SOLD AS IS Property Disclosure:

Rentals Allowed w/Restrictions Mngmt Co: Bylaw Restrictions:

Mngmt Ph: Maint Fee: \$399.03

11' X 11'

15' X 9'

8' X 8'

315

Maint Charge Incl: Caretaker, Management, Recreation Facility

PL NWS1282 LT 10 DL 3606 LD 36 THE STRATA LOT AS SHOWN ON FORM 1.

Amenities: Storage, Swirlpool/Hot Tub

Features Incl:

Main F.

Above Main F.

Site Influences: Ski Hill Nearby

Living Room

Loft

Master Bedroom

<u>Floor</u>	Type	<u>Dimensions</u>	<u>Floor</u>	<u>Type</u>	<u>Dimensions</u>	<u>Floor</u>	<u>Type</u>	<u>Dimensions</u>
Main F.	Bedroom	12' X 9'						
Main F.	Kitchen	10' X 8'						

Floor Area (SqFt): Total # Rooms: 3 Piece; Ensuite: N; Level: Main F. Finished Floor Area Main: 520 Finished Levels:

None

Finished Floor Area Up: Finished Floor Area Down: 0 0 Bsmt Height: Finished Floor Area Bsmt. 4 Total Finished Floor Area: 835 Restricted Age: 5 # Pets / Cats; Dogs: 6 Unfinished Floor Area: 0 # or % Rentals:

Basement Area:

Grand Total Floor Area: 835 Listing Broker(s): Coldwell Banker Vantage Realty

Unique 2 level ski-in/ski-out location at Hemlock. Spacious 2 bedroom/ 2 bath/ loft unit. Your year round getaway. Court ordered sale.

3 Piece; Ensuite: Y; Level: Above

Tax Report - 21000 ENZIAN Way Unit# 204A Record Updated - 12/11/2014

Jurisdiction 776-CHILLIWACK RURAL 3 Roll Number 01406019 Property ID 001-733-699

Property Addr 21000 ENZIAN WA Unit# 204A

Municipality CR-CHILLIWACK RURAL Board Code

Neighborhood 920-HEMLOCK VALLEY

Area

Sub Area More PID's Gross Taxes \$1026.97 (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 **

14692 111 AVE SURREY BC

V3R 2C4

Legal Information

Plan # Lot Block Dist Lot Land Dist Section Township Range Meridian

NWS1282 10 3606 36 Legal Description PL NWS1282 LT 10 DL 3606 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 HI RISE Zoning

BCAA Data Updated - 03/04/14

Total Value Information

<u>Actual Totals</u>	Municipal Taxable Totals	School Taxable Totals
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 Land
 \$116,000
 Gross Land
 \$116,000
 Gross Land
 \$116,000

 Improvement
 \$26,200
 Gross Improve
 \$26,200
 Gross Improve
 \$26,200

Exempt Land Exempt Land Exempt Improve Exempt Improve

Actual Total \$142,200 Municipal Total \$142,200 School Total \$142,200

Sale History Information

Date	Price	Document #	Type of Sales Transaction
08/09/2010	\$180,900	BB1687278	REJECT NOT SUITED SALE ANALSIS
07/09/2010	\$30,000	CA1648455	REJECT NOT SUITED SALE ANALSIS
10/22/1987	\$30,000	AA202187	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@qmail.com Website: www.aibhahe.com

Ust Price \$215,000 Previous Price	# 67 22220 7	BC 7TH AM MOM 6T7		MLS#	F1422883			Residential Attache Activ
No Photo Available	# 01 32339 1	/ I	List Price:	\$215.000) Previous Price):		ACTIV
Forting				+				
Depth/Size:	No Pi	hoto Available	Subdiv/Complex		ook			
Lot Sgrit: Lot Sgrit: County Lot Sgrit: County Stores in Bidg: Bathrooms: 3 Gaves: \$2,823 (2013)			Frontage:	0.00	Approx Yr Blt	1993		018-207-006
Exposure:			Depth/Size:				Type:	Townhouse
Store Stor			Lot SqFt:	0	Age at List Da	ate: 21	Zoning:	MF
Flood Plain Survey Four Struck Flood Plain Flood Plain Floor Struck			Exposure:		Bedrooms:	3	Taxes:	\$2,823 (2013)
Meas. Type: Half Baths: 1 Approl Reqd: No			Stories in Bldg:		Bathrooms:	3	GST/HST Incl?:	
Fixtures isds: Fixt			Flood Plain:		Full Baths:	2	Tax Incl Utilities:	Yes
Style of Home: 2 Storey w/Bsmt. Fixt Removed: View: N			Meas. Type:		Half Baths:	1	Apprvl Reqd:	No
View: N View			Fixtures Lsd:					
Style of Home: 2 Storey W/Bsmt. Frame - Wood			Fixt Removed:					
Parking Access:			View:	N				
Concrete Perlimeter Mixed Mixe	-		•		Total Parking:	1	Covered Parkin	g: 1
Mixed Reference Asphalt Reno Year: Dist to Public Trans: Dist to School/Bus:					Parking Access:	Front		
Ref Property Path	oundation:	Concrete Perimeter			Parking Facilities:	Garage; Sin	gle	
Specific No. Asphalt		Mixed						
Reno Year: Units in Development: 67 Total Units in Strata: 67 Total Units in S	Rain Screen:		R/I Plumbing:					
Cocker: No Water Supply: City/Municipal Possession: Possession: Possession: Possession: Fireplaces: 1 R/I Fireplaces: 1 R/I Fireplaces: 1 R/I Fireplaces: 3 Seller's Interest: Court Ordered Sale Fireplaces: 1 R/I Fireplaces: 3 Property Disclosure: Bylaw Restrictions: Pets Allowed w/Rest., Rentals Not Allowed Pets Allowed w/Rest., Rentals Not	Γype of Roof:	Asphalt			Dist to Public Trans:		Dist to School/E	Bus:
Mater Supply:	Renovations:		Reno Year:		Units in Development:	67	Total Units in S	trata: 67
Heat/Fue Froered Mir, Natural Gas R/I Fireplaces: Title to Land: Froehold Strata Seler's Interest: Court or ered Sale Seler's Interest: Selevity Interest	Flooring:				Locker:	No		
No. of Fireplaces 1	Water Supply:	City/Municipal			Possession:			
Mortgage Info: So	Heat/Fuel:	Forced Air, Natural Gas			Title to Land:	Freehold St	rata	
Patio(s) & Deck(s) Angmt Co: Teamwork Maint Fee: \$190.00 Maint Charge Incl: Garbage Pickup, Management Legal: In Suite Laundry Plus Allowed W/Rest., Rentals Not Allowed W/Rest., Rent		1	R/I Fireplaces:		Seller's Interest:	Court Order	ed Sale	
Might Co: Teamwork Main Fee: \$190.00 Maint Charge Incl: Garbage Pickup, Management Legal: PL LMS311 LT 25 LD 36 SEC 20 TWP 17 STRATA LOT AS SHOWN ON FORM 1 OR V, AS APPROPRIATE. Amenities: In Suite Laundry Features Incl: Site Influences: Recreation Nearby, Shopping Nearby, Central Location Floor Type Dimensions Floor Type Dimensions 12 'X 10' Main F. Living Room 18 'X 13' 4 Main F. Dining 12' X 10' Main F. Nook 10' 7 X 10' Main F. Nook 10' 7 X 10' Main F. Nook 10' 7 X 10' Main F. Nook 11' X X 13' Above Bedroom 11' X 11' Below Family Room 16' X 11' A Shown 11' X 11' Below Family Room 16' X 11' A Shown 11' X 11' Below Family Room 16' X 11' A Shown 11' X 11' Below Family Room 16' X 11' A Shown 16' X 11'	Fireplace Fuel:				Mortgage Info:	\$0		
Might Co: Teamwork Maint Fee: \$190.00 Maint Charge Incl: Garbage Pickup, Management Legal: PL LMS311 LT 25 LD 36 SEC 20 TWP 17 STRATA LOT AS SHOWN ON FORM 1 OR V, AS APPROPRIATE. In Suite Laundry Features Incl: Site Influences: Recreation Nearby, Shopping Nearby, Central Location Floor Type Dimensions Floor Type Dimensions Floor Type Dimensions Floor Type Dimensions Main F. Living Room 18' X 13' 4 Main F. Nook 10' 7 X 10' Main F. Kitchen 10' X 9' Above Bedroom 11' X 11' Below Family Room 16' X 11'6 Below Family Room 16' X 11'6 Below Laundry 11' X 8' Floor Type Dimensions Floor	Outdoor Area:	Patio(s) & Deck(s)						
Maint Charge Incl: Garbage Pickup, Management					Property Disclosure:			
Maint Charge Incl: Garbage Pickup, Management Legal: PL LMS311 LT 25 LD 36 SEC 20 TWP 17 STRATA LOT AS SHOWN ON FORM 1 OR V, AS APPROPRIATE. Amenities: In Suite Laundry Features Incl: Site Influences: Recreation Nearby, Shopping Nearby, Central Location Floor Type	Mngmt Co:	Teamwork			Bylaw Restrictions:	Pets Allowe	d w/Rest., Rentals I	Not Allowed
PL LMS311 LT 25 LD 36 SEC 20 TWP 17 STRATA LOT AS SHOWN ON FORM 1 OR V, AS APPROPRIATE.								
Above Bedroom 11' X 11' Below Family Room 16' X 11'6 Below Laundry 11' X 8' Floor Area (SqFt): Total # Rooms: 9 Finished Floor Area Main: 822 Finished Levels: 3 1 2 Piece; Ensuite: N; Level: Below 2 3 Piece; Ensuite: N; Level: Above 3 3 Piece; Ensuite: N; Level: Above 3 3 Piece; Ensuite: Y; Level: Above 3 3 Piece; Ensuite: Y; Level: Above 4 Pinished Floor Area Bsmt: 318 Bsmt Height: 4 Pets / Cats; Dogs: / Cats: Yes; Dogs: Yes Unfinished Floor Area: 0 # or % Rentals: 7 For and Total Floor Area: 1,962 # or % Rentals: 7 For and Total Floor Area: 1,962 # or % Rentals: 8	Maint Charge Incl:	PL LMS311 LT 25 LD 36	ement	<u> </u>	A LOT AS SHOWN O	N FORM 1 O	R V, AS APPROPRI	ATE.
Below Family Room Below Laundry 16' X 11'6 11' X 8' Floor Area (SqFt): Total # Rooms: 9 Bathrooms Finished Floor Area Main: 822 Finished Levels: 3 1 2 Piece; Ensuite: N; Level: Below Finished Floor Area Up: 0 Basement Area: Part 2 3 Piece; Ensuite: N; Level: Above Finished Floor Area Down: 822 3 Piece; Ensuite: Y; Level: Above Finished Floor Area Bsmt: 318 Bsmt Height: 4 Fotal Finished Floor Area: 1,962 Restricted Age: 5 Finished Floor Area: 7 Fets / Cats; Dogs: / Cats: Yes; Dogs: Yes 6 Finished Floor Area: 1,962 Finished Floor	Maint Charge Incl: Legal: Lega	PL LMS311 LT 25 LD 36 In Suite Laundry Recreation Nearby, Shop g Room	ement S SEC 20 TWP 7 pping Nearby, C S Floor '4 '1	17 STRATA	ation			
Below Laundry 11' X 8' Floor Area (SqFt): Total # Rooms: 9 Bathrooms Finished Floor Area Main: 822 Finished Levels: 3 1 2 Piece; Ensuite: N; Level: Below Finished Floor Area Up: 0 Basement Area: Part 2 3 Piece; Ensuite: N; Level: Above Finished Floor Area Down: 822 Finished Floor Area Bsmt: 318 Bsmt Height: 4 Total Finished Floor Area: 1,962 Restricted Age: 5 # Pets / Cats; Dogs: / Cats: Yes; Dogs: Yes 6 Unfinished Floor Area: 1,962 # or % Rentals: 7 Grand Total Floor Area: 1,962 # or % Rentals: 8	Maint Charge Incl: Legal: Amenities: Features Incl: Site Influences: Floor Type Main F. Living Main F. Dining Main F. Nook Main F. Kitche Above Maste Above Bedro	PL LMS311 LT 25 LD 36 In Suite Laundry Recreation Nearby, Shop g Room	ement S SEC 20 TWP 7 Deping Nearby, Coss Floor '4 '1 O' O' O'	17 STRATA	ation			
Finished Floor Area Main: 822 Finished Levels: 3 1 2 Piece; Ensuite: N; Level: Below 3 Piece; Ensuite: N; Level: Above 4 Pinished Floor Area Bsmt: 4 Pets / Cats; Dogs: / Cats: Yes; Dogs: Yes 5 Pets / Cats; Dogs: / Cats: Yes; Dogs: Yes 6 Por M Rentals: 7 Piece; Ensuite: N; Level: Above 8 Piece; Ensuite: N; Level: Above 9 Piece; Ensuite: N; Lev	Maint Charge Incl: Legal: Amenities: Features Incl: Site Influences: Floor Type Main F. Living Main F. Dining Main F. Nook Main F. Kitche Above Maste Above Bedro Above Bedro	PL LMS311 LT 25 LD 36 In Suite Laundry Recreation Nearby, Shop g Room 18' X 13 g 12' X 10 10'7 X 1 en 10' X 9 er Bedroom 13' X 13 com 11' 5 X 1 com 11' X 11	ement 5 SEC 20 TWP 7 poping Nearby, C 18 Floor 14 9 10 1	17 STRATA	ation			
Finished Floor Area Main: 822 Finished Levels: 3 1 2 Piece; Ensuite: N; Level: Below Sinished Floor Area Up: 0 Basement Area: Part 2 3 Piece; Ensuite: N; Level: Above 3 3 Piece; Ensuite: Y; Level: Above 4 Piece; Ensuite: N; Level: Above 4 Piece; Ensuite: N; Level: Above 5 Piece; Ensuite: N; Level: Above 6 Piece; Ensuite: N; Level: Above 7 Piece; Ensuite: N; Level: Above 7 Piece; Ensuite: N; Level: Above 7 Piece; Ensuite: N; Level: Above 8 P	Adaint Charge Incl: Legal: Le	PL LMS311 LT 25 LD 36 In Suite Laundry Recreation Nearby, Shop g Room 18' X 13 g 12' X 10 10'7 X 1 en 10' X 9 er Bedroom 13' X 13 com 11' S X 1 com 11' X 11 ly Room 16' X 11	ement 5 SEC 20 TWP 7 coping Nearby, Coping Security 14 15 16	17 STRATA	ation			
Finished Floor Area Up: O Basement Area: Part O Basement Area: Par	Adaint Charge Incl: Amaint Charge Incl: Amenities: Features Incl: Site Influences: Floor Main F. Living Main F. Nook Main F. Nook Main F. Kitche Above Maste Above Bedro Below Famil Below Laung	PL LMS311 LT 25 LD 36 In Suite Laundry Recreation Nearby, Shop g Room 18' X 13 g 12' X 10 10'7 X 1 en 10' X 9 er Bedroom 13' X 13 oom 11' S X 1 oom 11' X 11 ly Room 16' X 11 dry 11' X 8	ement 5 SEC 20 TWP 7 pping Nearby, C 18 Floor 14 10 10 11 11 12 13 14 15 16 16 16 16 17 18 18 18 18 18 18 18	entral Loc Type	ation	ns Floo	or <u>Type</u>	
Finished Floor Area Down: 822 Finished Floor Area Bsmt: 318 Foral Finished Floor Area: 1,962 Finished Floor Area: 0 # or % Rentals: 7 Forand Total Floor Area: 1,962 Finished Floor Area: 1,962 Finished Floor Area: 0 # or % Rentals: 7 Finished Floor Area: 1,962 Finished Floor Area: 1,962	Adaint Charge Incl: Amaint Charge Incl: Amenities: Features Incl: Site Influences: Floor Type Main F. Living Main F. Dining Main F. Nook Main F. Kitche Above Maste Above Bedro Above Bedro Below Famil Below Launce	PL LMS311 LT 25 LD 36 In Suite Laundry Recreation Nearby, Shop g Room 18' X 13 g 12' X 10 10' 7 X 1 en 10' X 9 er Bedroom 13' X 13 com 11' S X 1 ly Room 16' X 11 dry 11' X 8	poping Nearby, Coss Floor 14 10 10 10 10 11 11 11 11 11 11 11 11 11	entral Loc Type	ation	ns Floo	or Type	<u>Dimensions</u>
Serial Floor Area Bsmt: 318	Adaint Charge Incl: Adaint Charge Incl: Amenities: Features Incl: Adaint Charge Incl: Adaint Charge Incl: Adaint Charge Incl: Adaint F. Living Main F. Nook Adaint F. Nook Adaint F. Kitche Above Maste Above Bedro Above Bedro Below Famil Below Laund Floor Area (SqFfinished Floor Area	PL LMS311 LT 25 LD 36 In Suite Laundry Recreation Nearby, Shop g Room 18' X 13 g 12' X 10 10'7 X 1 en 10' X 9 er Bedroom 13' X 13 com 11' S X 1 oom 11' X 11 ly Room 16' X 11 dry 11' X 8 tt): T	poping Nearby, Coss Floor 14 10 10 10 10 10 10 10 10 10 10 10 10 10	entral Loc Type	ation	ns Floo Bathro 1 2 P	or Type oms iece; Ensuite: N; Le	<u>Dimensions</u>
Total Finished Floor Area: 1,962 Restricted Age: # Pets / Cats; Dogs: / Cats: Yes; Dogs: Yes 6 Unfinished Floor Area: 0 # or % Rentals: 7 Grand Total Floor Area: 1,962 Restricted Age: # Pets / Cats; Dogs: Yes 6 7 8	Adaint Charge Incl: Adaint Charge Incl: Amenities: Features Incl: Amenities: Features Incl: Amenities: Floor Type Main F. Living Main F. Nook Main F. Nook Main F. Kitche Above Maste Above Maste Above Bedro Above Bedro Below Famil Below Laund Floor Area (SqFf Finished Floor Area Tinished Floor Area	PL LMS311 LT 25 LD 36 In Suite Laundry Recreation Nearby, Shop g Room 18' X 13 g 12' X 10 10'7 X 1 en 10' X 9 er Bedroom 13' X 13 com 11' 5 X 1 com 11' X 11 ly Room 16' X 11 dry 11' X 8 tt): T Main: 822 F 1 Up: 0 E	poping Nearby, Coss Floor 14 10 10 10 10 10 10 10 10 10 10 10 10 10	entral Loc Type	ation	ns Floo Bathro 1 2 P 2 3 P	or Type oms iece; Ensuite: N; Le iece; Ensuite: N; Le	<u>Dimensions</u> vel: Below vel: Above
Jnfinished Floor Area:0# or % Rentals:7Grand Total Floor Area:1,9628	Maint Charge Incl: Legal: Amenities: Features Incl: Site Influences: Floor Type Main F. Living Main F. Nook Main F. Nook Main F. Kitche Above Maste Above Bedro Above Bedro Below Famil Below Laund Floor Area (SqFf Finished Floor Area	PL LMS311 LT 25 LD 36 In Suite Laundry Recreation Nearby, Shop	poping Nearby, Coss Floor 14 10 10 10 10 10 10 10 10 10 10 10 10 10	entral Loc Type	ation	<u>Bathro</u> 1 2 P 2 3 P 3 3 P	or Type oms iece; Ensuite: N; Le iece; Ensuite: N; Le	<u>Dimensions</u> vel: Below vel: Above
Grand Total Floor Area: 1,962 8	Maint Charge Incl: Legal: Amenities: Features Incl: Site Influences: Floor Type Main F. Living Main F. Nook Main F. Nook Main F. Kitche Above Bedro Above Bedro Below Famill Below Laund Floor Area (SqFf Finished Floor Area Finished Floor Area Finished Floor Area	PL LMS311 LT 25 LD 36 In Suite Laundry Recreation Nearby, Shop g Room 18' X 13 g 12' X 10 10' 7 X 1 en 10' X 9 er Bedroom 13' X 13 boom 11' 5 X 1 boom 11' X 11 dry 11' X 8 t): T i Main: 822 F i A Down: 822 i Bsmt: 318 ir Area: 1,962	pping Nearby, Coss Floor A Fl	entral Loc Type 9 3 Part	ation <u>Dimensio</u>	Bathro 1 2 P 2 3 P 3 3 P 4 5	or Type oms iece; Ensuite: N; Le iece; Ensuite: N; Le	<u>Dimensions</u> vel: Below vel: Above
	Maint Charge Incl: Legal: Amenities: Features Incl: Site Influences: Floor Type Main F. Living Main F. Nook Main F. Nook Main F. Kitche Above Maste Above Bedro Above Bedro Below Famil Below Laund Floor Area Finished Floor Area	PL LMS311 LT 25 LD 36 In Suite Laundry Recreation Nearby, Shop g Room 18' X 13 g 12' X 10 10'7 X 1 en 10' X 9 er Bedroom 13' X 13 com 11' 5 X 1 com 11' X 11 by Room 16' X 11 dry 11' X 8 t): T i Main: 822 F i A Down: 822 i Bsmt: 318 ir Area: 1,962 F if	pping Nearby, Coss Floor A Fl	entral Loc Type 9 3 Part	ation <u>Dimensio</u>	Bathro 1 2 P 2 3 P 3 3 P 4 5	or Type oms iece; Ensuite: N; Le iece; Ensuite: N; Le	<u>Dimensions</u> vel: Below vel: Above
.isting Broker(s): HomeLife Glenayre RIty.Co.Ltd.	Maint Charge Incl: Legal: Amenities: Features Incl: Site Influences: Floor Type Main F. Living Main F. Nook Main F. Niche Above Maste Above Maste Above Bedro Below Famil Below Launc Floor Area (SqFf Finished Floor Area Finished Floor Area Finished Floor Area Fotal Finished Floor Area	PL LMS311 LT 25 LD 36 In Suite Laundry Recreation Nearby, Shop g Room 18' X 13 g 12' X 10 10'7 X 1 en 10' X 9 er Bedroom 13' X 13 boom 11' S X 1 boom 11' X 11 ly Room 16' X 11 dry 11' X 8 t): T l Main: 822 F l Up: 0 B l Down: 822 l Bsmt: 318 B r Area: 1,962 F ea: 0 #	pping Nearby, Coss Floor A Fl	entral Loc Type 9 3 Part	ation <u>Dimensio</u>	Bathro 1 2 P 2 3 P 3 3 P 4 5 6 7	or Type oms iece; Ensuite: N; Le iece; Ensuite: N; Le	<u>Dimensions</u> vel: Below vel: Above

home.

restrictions, make this a great place to call home. Bring your elbow grease and ideas and build some great sweat equity into your new

Tax Report - 32339 7TH Unit# 67 Record Updated - 11/19/2014

Jurisdiction 314-MISSION - DISTRICT OF Roll Number 791642025 Property ID 018-207-006

Property Addr 32339 7TH Unit# 67

Municipality MI-DISTRICT OF MISSION Board Code F

Neighborhood 413-STRATA TOWNHOUSE

Area F80-Mission

Sub Area F83-Mission BC More PID's
Gross Taxes \$2822.61 (2013) Water Conn

Tax Amount Updated - 08/20/14

Owner Name & Mailing Address Information

Owner(s) 1 Name & Address

Owner(s) 2 Name & Address

BOCA EUGENIA

67-32339 7TH AVE MISSION BC

V2V 6T7

Legal Information

Plan # Lot Block Dist Lot Land Dist Section Township Range Meridian

LMS311 25 36 20 17

Legal Description PL LMS311 LT 25 LD 36 SEC 20 TWP 17

AN INTEREST IN THE COMMON PROPERTYIN PROPORTION T

ADDITIONAL LEGAL INFORMATION IS AVAILABLE

Land & Building Information

Width Depth Lot Size

BCA Description STRATA TOWNHOUSE Zoning

BCAA Data Updated - 03/04/14

Total Value Information

<u>Actual Totals</u>	<u>Municipal Taxable Totals</u>	School Taxable Totals

 Land
 \$125,000
 Gross Land
 \$125,000
 Gross Land
 \$125,000

 Improvement
 \$116,000
 Gross Improve
 \$116,000
 Gross Improve
 \$116,000

Exempt Land Exempt Land Exempt Improve Exempt Improve

Actual Total \$241,000 Municipal Total \$241,000 School Total \$241,000

Sale History Information

Date	Price	Document #	Type of Sales Transaction
08/15/1997	\$145,000	BL284026	IMPRV SINGLE PROP CASH TRANSAC
01/31/1995	\$155,500	BJ30986	IMPRV SINGLE PROP CASH TRANSAC
06/10/1993	\$144,900	BG201834	IMPRV SINGLE PROP CASH TRANSAC

Presented by:

Anthony Ibhahe

Royal LePage-West Real Estate Services Phone: 604-581-3838 Cell: 604-788-0179 Email: <u>aibhahe@qmail.com</u> Website: <u>www.aibhahe.com</u>

Mission, Mission BC MLS# F1423307 Residential Attached # 301 33150 4TH AV, V2V 7A3 Active



List Price: \$130,000 Previous Price: \$134,900

Subdiv/Complex: KATHLEEN COURT

Frontage: Approx Yr Blt: 1996 PID: 023-413-786
Depth/Size: Type: Apartment/Condo

Age at List Date: 18 Zoning: Lot SaFt: 0 RM4 Exposure: Ν Bedrooms: 2 Taxes: \$2,021 (2013) Stories in Blda: GST/HST Incl?: 3 Bathrooms: 2

Flood Plain: No Full Baths: 2 Tax Incl Utilities: Yes
Meas. Type: Half Baths: 0 Apprvl Reqd: No

Fixtures Lsd: N Fixt Removed: N View:

Style of Home: Upper Unit Total Parking: 1 Covered Parking: 7

Construction: Frame - Wood Parking Access: Rear

Foundation: Concrete Perimeter Parking Facilities: Garage; Underground

Exterior: Brick, Stucco
Rain Screen: R/I Plumbing:

Type of Roof: Asphalt Dist to Public Trans: Dist to School/Bus:

Renovations: Reno Year: Units in Development: 46 Total Units in Strata: 46

Flooring: Wall/Wall/Mixed Locker: Water Supply: City/Municipal Possession:

Heat/Fuel: Electric 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: Balcony(s); Patio(s) or Deck(s)

Outdoor Area: Balcony(s); Patio(s) or Deck(s)

Property Disclosure: N - COURT ORDERED

Mngmt Co: TEAMWORK Bylaw Restrictions: Pets Allowed w/Rest., Rentals Not Allowed

Mngmt Ph: 604-854-1734 Maint Fee: \$300.80

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

Legal: PL LMS2382 LT 35 DL 411 LD 36 STRATA LOT AS SHOWN ON FORM 1 OR V, AS APPROPRIATE.

Amenities: Elevator, In Suite Laundry, Recreation Center, Storage

Features Incl:

Site Influences: Central Location, Recreation Nearby, Shopping Nearby

Floor Type Dimensions Floor Type Dimensions Floor Type Dimensions

Living Room 13'2 X 12'7 Main F. Main F Dining 8'10 X 8' Main F. Kitchen 12'1 X 10'6 Main F. Master Bedroom 13'11 X 11'10 Main F. Bedroom 11'1 X 9'6 Main F. Laundry 8'2 X 5'7

Floor Area (SqFt):		TOTAL # ROOMS:	0	<u>Ba</u>	athrooms
Finished Floor Area Main:	1,038	Finished Levels:	1	1	4 Piece; Ensuite: N; Level: Main F.
Finished Floor Area Up:	0	Basement Area:	None	2	4 Piece; Ensuite: Y; Level: Main F.
Finished Floor Area Down:	0			3	
Finished Floor Area Bsmt:	0	Bsmt Height:		4	
Total Finished Floor Area:	1,038	Restricted Age:		5	
		# Pets / Cats; Dogs	S:	6	
Unfinished Floor Area:	0	# or % Rentals:		7	

Listing Broker(s): RE/MAX LifeStyles Realty, RE/MAX LifeStyles Realty

1,038

Kathleen Court Top floor. Spacious 1038 sqft unit with 2 bdrms, 2 bathrms, vaulted ceiling in lvg rm, gas F/P & large deck. Near shopping, recreation, school, bus & WCE. Measurements should be verified by the buyer if important to them.

Grand Total Floor Area:

Tax Report - 33150 4TH Unit# 301 Record Updated - 11/19/2014

Jurisdiction 314-MISSION - DISTRICT OF Roll Number 851040134 Property ID 023-413-786

Property Addr 33150 4TH Unit# 301

Municipality MI-DISTRICT OF MISSION Board Code F

Neighborhood 414-STRATA APARTMENT

Area F80-Mission

Sub Area F83-Mission BC More PID's
Gross Taxes \$2020.57 (2013) Water Conn

Tax Amount Updated - 08/20/14

Owner Name & Mailing Address Information

Owner(s) 1 Name & Address

Owner(s) 2 Name & Address

** NOT AVAILABLE **

301-33150 4TH AVE MISSION BC

V2V 7A3

Legal Information

Plan # Lot Block Dist Lot Land Dist Section Township Range Meridian

LMS2382 35 411 36

Legal Description PL LMS2382 LT 35 DL 411 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>		Municipal Taxable Totals	School Taxable Totals		
Land	\$53,600	Gross Land	\$53,600	Gross Land	¢ F

 Land
 \$53,600
 Gross Land
 \$53,600
 Gross Land
 \$53,600

 Improvement
 \$94,900
 Gross Improve
 \$94,900
 Gross Improve
 \$94,900

Exempt Land Exempt Land Exempt Improve Exempt Improve

Actual Total \$148,500 Municipal Total \$148,500 School Total \$148,500

Sale History Information

Date	Price	Document #	Type of Sales Transaction
10/06/2006	\$210,000	BA211325	IMPRV SINGLE PROP CASH TRANSAC

01/24/2000 \$120,405 BP14716 IMPRV SINGLE PROP CASH TRANSAC 04/29/1996 BK125192 REJECT NOT SUITED SALE ANALSIS

Presented by:

Anthony Ibhahe

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

Mission, Mission BC MLS# F1426725 Residential Attached # 302 33150 4TH AV, V2V 7A3 Active

List Price: \$109,900 Previous Price: \$119,900

Subdiv/Complex: KATHLEEN COURT

Frontage: Approx Yr Blt: 1997 PID: 023-413-794
Depth/Size: Type: Apartment/Condo

 Lot SqFt:
 0
 Age at List Date:
 1,7
 Zoning:
 RM4

 Exposure:
 Bedrooms:
 1
 Taxes:
 \$1,800 (2013)

 Stories in Bldg:
 3
 Bathrooms:
 1
 GST/HST Incl?:

Flood Plain: No Full Baths: 1 Tax Incl Utilities: No Meas. Type: Half Baths: 0 Apprvl Regd:

Fixtures Lsd: N Fixt Removed: N

View:

Style of Home: Penthouse Total Parking: 1 Covered Parking:

Construction: Frame - Wood Parking Access:

Foundation: Concrete Perimeter Parking Facilities: Garage; Underground

Exterior: Mixed

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: 46 Flooring: Mixed Locker:

Flooring: Mixed Locker: Water Supply: City/Municipal Possession:

 Heat/Fuel:
 Electric
 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: Balcony(s)

Property Disclosure: N - FORECLOSURE

Mngmt Co: TEAMWORK Bylaw Restrictions: Age Restrictions, Pets Allowed w/Rest., Rentals Not

Mngmt Ph: 604-854-1734 Maint Fee: \$233.00 Allowed / Age: 19+

Maint Charge Incl: Gardening, Garbage Pickup, Gas, Heat, Management

Legal: PL LMS2382 LT 36 DL 411 LD 36 THE STRATA LOT AS SHOWN ON FORM 1.

Amenities: None

Features Incl:

Site Influences:

Floor	<u>Type</u>	Dimensions	Floor	Type	<u>Dimensions</u>	Floor	Type	<u>Dimensions</u>
Main F.	Master Bedroom	11' X 12'						
Main F.	Kitchen	9' X 12'						
Main F.	Dining	8' X 12'						
Main F.	Living Room	12' X 14'						
Main F.	Den	12' X 8'						
Main F.	Laundry	5' X 4'						
I								

Floor Area (SqFt):		Total # Rooms:	6	<u>Bathrooms</u>
Finished Floor Area Main:	816	Finished Levels:	1	1 4 Piece; Ensuite: N; Level: Main F.
Finished Floor Area Up:	0	Basement Area:	None	2
Finished Floor Area Down:	0			3
Finished Floor Area Bsmt:	0	Bsmt Height:		4
Total Finished Floor Area:	816	Restricted Age:	19+	5
		# Pets / Cats; Dogs:		6
Unfinished Floor Area:	0	# or % Rentals:		7
Grand Total Floor Area:	816			8

Listing Broker(s): HomeLife Glenayre Realty (Msn)

Needs a little TLC but nice top floor 1 bedroom + den unit with vaulted ceilings, nice kitchen with eating area, insuite laundry, walk-in closet in bedroom. Nice floors. Call to view.

Tax Report - 33150 4TH Unit# 302 Record Updated - 11/19/2014

Jurisdiction 314-MISSION - DISTRICT OF Roll Number 851040135 Property ID 023-413-794

Property Addr 33150 4TH Unit# 302

Municipality MI-DISTRICT OF MISSION Board Code F

Neighborhood 414-STRATA APARTMENT

Area F80-Mission

Sub Area F83-Mission BC More PID's
Gross Taxes \$1800.86 (2013) Water Conn

Tax Amount Updated - 08/20/14

Owner Name & Mailing Address Information

Owner(s) 1 Name & Address

Owner(s) 2 Name & Address

** NOT AVAILABLE **

302-33150 4TH AVE MISSION BC

V2V 7A3

Legal Information

Plan # Lot Block Dist Lot Land Dist Section Township Range Meridian

LMS2382 36 411 36

Legal Description PL LMS2382 LT 36 DL 411 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>		Municipal Taxable Totals	School Taxable Totals	
Land	\$52 100	Gross Land	\$52 100	Gross Land

 Land
 \$52,100
 Gross Land
 \$52,100
 Gross Land
 \$52,100

 Improvement
 \$71,000
 Gross Improve
 \$71,000
 Gross Improve
 \$71,000

Exempt Land Exempt Land Exempt Improve Exempt Improve

Actual Total \$123,100 Municipal Total \$123,100 School Total \$123,100

Sale History Information

Date	Price	Document #	Type of Sales Transaction
01/27/2011	\$152,000	CA1882534	IMPRV SINGLE PROP CASH TRANSAC
03/18/2010	\$173,100	CA1491772	REJECT NOT SUITED SALE ANALSIS
05/20/2003	\$89,000	BV180024	IMPRV SINGLE PROP CASH TRANSAC

Presented by: Anthony Ibhahe

Royal LePage-West Real Estate Services Phone: 604-581-3838 Cell: 604-788-0179

Email: <u>aibhahe@gmail.com</u> Website: www.aibhahe.com

Mission, Mission BC MLS# F1428312 Residential Attached # 208 33150 4TH AV, V2V 7A3 Active

List Price: \$99,000 Previous Price: \$105,000

Subdiv/Complex: KATHLEEN COURT

Frontage: Approx Yr Blt: 1997 PID: 023-413-697
Depth/Size: Type: Apartment/Condo

 Lot SqFt:
 0
 Age at List Date:
 17
 Zoning:
 RM4

 Exposure:
 Bedrooms:
 1
 Taxes:
 \$1,700 (2013)

Stories in Bldg: Bathrooms: 1 GST/HST Incl?: Flood Plain: No Full Baths: 1 Tax Incl Utilities: No

Meas. Type: Half Baths: 0 Apprvl Reqd:

Fixtures Lsd: N Fixt Removed: N

View: Y - MTNS, RIVER AND MT.BAKER

Style of Home: Inside Unit Total Parking: 1 Covered Parking:

Construction: Frame - Wood Parking Access:

Foundation: Concrete Perimeter Parking Facilities: Garage; Underground

Exterior: Mixed

Rain Screen: R/I Plumbing:

Type of Roof: Asphalt Dist to Public Trans: Dist to School/Bus:

Renovations: Reno Year: Units in Development: 46 Total Units in Strata: 46

Flooring: Mixed Locker: Yes

Water Supply: City/Municipal Possession:

 Heat/Fuel:
 Electric, 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
Utdoor Area: Balcony(s); Patio(s) or Deck(s)

Property Disclosure: N - FORECLOSURE

Mngmt Co: TEAMWORK Bylaw Restrictions: Pets Allowed w/Rest.

Mngmt Ph: 604-854-1734 Maint Fee: \$195.20

Maint Charge Incl: Gardening, Gas, Hot Water, Management

Legal: PL LMS2382 LT 26 DL 411 LD 36 INTEREST IN THE COMMON PROPERTYIN PROPORTION TO T

Amenities: Elevator

Bedroom

Features Incl:

Main F.

Site Influences: Central Location, Recreation Nearby, Shopping Nearby

9' X 11'

Floor	Type	Dimensions	Floor	<u>Type</u>	Dimensions	Floor	Type	Dimensions
Main F.	Living Room	11' X 14'						
Main F.	Kitchen	8' X 10'						
Main F.	Dining	8' X 10'						

Floor Area (SqFt):		Total # Rooms: 4	<u>Bathrooms</u>
Finished Floor Area Main:	685	Finished Levels: 1	1 4 Piece; Ensuite: N; Level: Main F.
Finished Floor Area Up:	0	Basement Area: None	2
Finished Floor Area Down:	0		3
Finished Floor Area Bsmt:	0	Bsmt Height:	4
Total Finished Floor Area:	685	Restricted Age:	5
		# Pets / Cats; Dogs: 2 / Cats: Yes; Dogs: Y	res 6
Unfinished Floor Area:	0	# or % Rentals:	7
Grand Total Floor Area:	685		8

Listing Broker(s): Top Producers Realty Ltd.

Kathleen Court!!! Very affordable one bedroom & one bathroom inside unit. Beautiful views to the south of the Fraser River, valley and mountains. Court ordered foreclosure.

Tax Report - 33150 4TH Unit# 208 Record Updated - 11/19/2014

Jurisdiction 314-MISSION - DISTRICT OF Roll Number 851040125 Property ID 023-413-697

Property Addr 33150 4TH Unit# 208

Municipality MI-DISTRICT OF MISSION Board Code F

Neighborhood 414-STRATA APARTMENT

Area F80-Mission

Sub Area F83-Mission BC More PID's
Gross Taxes \$1699.69 (2013) Water Conn

Tax Amount Updated - 08/20/14

Owner Name & Mailing Address Information

Owner(s) 1 Name & Address

HAWLEY MICHAEL J

Owner(s) 2 Name & Address

208-33150 4TH AVE MISSION BC

V2V 7A3

Legal Information

Plan # Lot Block Dist Lot Land Dist Section Township Range Meridian

LMS2382 26 411 36

Legal Description PL LMS2382 LT 26 DL 411 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>	School Taxable Totals
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 Land
 \$48,800
 Gross Land
 \$48,800
 Gross Land
 \$48,800

 Improvement
 \$62,900
 Gross Improve
 \$62,900
 Gross Improve
 \$62,900

Exempt Land Exempt Land Exempt Improve Exempt Improve

Actual Total \$111,700 Municipal Total \$111,700 School Total \$111,700

Sale History Information

Date Price Document # Type of Sales Transaction

 03/18/1997
 \$85,662
 BL94994
 IMPRV SINGLE PROP CASH TRANSAC

 04/29/1996
 BK125183
 REJECT NOT SUITED SALE ANALSIS