



Presented by:
Nikki Cvitanovic
 RE/MAX Select Realty
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New Westminster, Uptown NW **MLS# V1138088** Residential Attached
305 715 ROYAL AV, V3M 5X4 **Active**



List Price: **\$129,900** Previous Price:
 Original Price: **\$129,900**

Subdiv/Complex:
 Frontage: Approx Yr Blt: **1977** PID: **001-700-006**
 Depth/Size: Type: **Apartment/Condo**
 Lot SqFt: **0** Age at List Date: **38** Zoning: **APT**
 Exposure: **S** Bedrooms: **2** Taxes: **\$1,108 (2015)**
 Stories in Bldg: Bathrooms: **1** If New GST/HST Incl:
 Flood Plain: Full Baths: **1** Tax Incl Utils: **No**
 Meas. Type: Half Baths: **0** Apprvl Req:
 Fixtures Lsd: **N**
 Fixt Removed:
 View: **Y - SOUTH EXPOSURE, SOME RIVE VIEW**

Style of Home: **Penthouse** Total Parking: **1** Covered Parking: **1**
 Construction: **Frame - Wood** Parking Access: **Front**
 Foundation: **Concrete Perimeter** Parking Facilities: **Garage; Single**
 Exterior: **Mixed**
 Rain Screen: R/I Plumbing:
 Type of Roof: **Torch-On** Dist to Public Trans: **CLOSE** Dist to School/Bus: **CLOSE**
 Renovations: Reno Year: Units in Development: **51** Total Units in Strata:
 Flooring: **Mixed** Locker: **Yes**
 Water Supply: **City/Municipal** Possession:
 Heat/Fuel: **Electric** Title to Land: **Freehold Strata**
 No. of Fireplaces: **0** R/I Fireplaces: Seller's Interest: **Court Ordered Sale**
 Fireplace Fuel: Mortgage Info: **\$0**
 Outdoor Area: **Balcony(s)** Property Disclosure: **N - COURT ORDER**
 Mngmt Co: **NORTHWEST** Bylaw Restrictions: **Pets Allowed w/Rest., Rentals Allowed w/Restrictions**
 Mngmt Ph: **604-980-4729** Maint Fee: **\$465.00**

Maint Charge Incl: **Caretaker, Gardening, Heat, Hot Water, Management**

Legal: **PL NWS1229 LT 13 BLK 35 LD 36 GROUP 1, 804/33872 TOGETHER WITH AN INTEREST IN THE COMMON PROPERTY I**
 Amenities: **Elevator, Shared Laundry, Wheelchair Access**
 Features Incl:
 Site Influences: **Central Location, Recreation Nearby, Shopping Nearby**

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main F.	Living Room	11' X 10'6						
Main F.	Dining	10' X 10'6						
Main F.	Kitchen	9' X 7'						
Main F.	Master Bedroom	12' X 10'						
Main F.	Bedroom	10' X 7'4						
Main F.	Storage	6' X 3'						

Floor Area (SqFt): Total # Rooms: **6** **Bathrooms**
 Finished Floor Area Main: **804** 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: **804** Restricted Age: **5**
 Unfinished Floor Area: **0** # Pets / Cats; Dogs: **6**
 Grand Total Floor Area: **804** # or % Rentals: **7**
8

Listing Broker(s): **(1) Sutton Grp-West Coast Realty**

View this top floor, corner 2 bdrm, 804 sqft suite, w/a large balcony & BRIGHT southern, river views. With some TLC this could be a nice suite. Good floor plan, w/lots of windows. Recent Bldg upgrades include: roof, boiler, elevator, plumbing (water), & hall carpet. Centrally located, close to skytrain, shopping, schools, Douglas College, & New West Quay. Easy to show. 2 pets allowed.



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New Westminster, Uptown NW

MLS# V1107752

Residential Attached

409 715 ROYAL AV, V3M 5X4

Active



List Price:	\$132,000	Previous Price:	\$137,000
		Original Price:	\$162,000
Subdiv/Complex: VISTA ROYAL			
Frontage:		Approx Yr Bld:	1978
Depth/Size:		PID:	001-700-278
Lot SqFt:	0	Type:	Apartment/Condo
Exposure:	NE	Age at List Date:	37
Stories in Bldg:		Zoning:	RM-2
Flood Plain:		Bedrooms:	1
Meas. Type:	Feet	Bathrooms:	1
Fixtures Lsd:		Full Baths:	1
Fixt Removed:		Half Baths:	0
View:	N	Taxes:	\$985 (2014)
		If New GST/HST Incl:	
		Tax Incl Utils:	No
		Apprvl Req:	

Style of Home:	Corner Unit	Total Parking:	1	Covered Parking:	1
Construction:	Frame - Wood	Parking Access:	Front		
Foundation:	Concrete Perimeter	Parking Facilities:	Garage Underbuilding		
Exterior:	Stucco, Vinyl				
Rain Screen:		R/I Plumbing:			
Type of Roof:	Other	Dist to Public Trans:	1	Dist to School/Bus:	1
Renovations:		Units in Development:	51	Total Units in Strata:	
Flooring:	Wall/Wall/Mixed	Locker:			
Water Supply:	City/Municipal	Possession:			
Heat/Fuel:	Baseboard, Hot Water	Title to Land:	Freehold Strata		
No. of Fireplaces:	0	Seller's Interest:	Court Ordered Sale		
Fireplace Fuel:	None	Mortgage Info:	\$0		
Outdoor Area:	Balcony(s)				
Mngmt Co:	NORTHWEST	Property Disclosure:	N - COURT ORDERED SALE		
Mngmt Ph:	604-980-4729	Bylaw Restrictions:	Pets Allowed w/Rest., Rentals Allowed w/Restrictions		
		Maint Fee:	\$394.88		

Maint Charge Incl: **Gardening, Heat, Hot Water, Management**

Legal: **PL NWS1229 LT 38 BLK 35 LD 36 TOGETHER WITH AN INTEREST IN THE COMMON PROPERTY I**
 Amenities: **Elevator, Shared Laundry**
 Features Incl:

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

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main F.	Kitchen	7' X 7'6"						
Main F.	Dining	7' X 8'						
Main F.	Living Room	13'6" X 14'						
Main F.	Bedroom	10'6" X 13'						
Main F.	Storage	4'4" X 6'						

Floor Area (SqFt):		Total # Rooms:	5	Bathrooms	
Finished Floor Area Main:	683	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:	683	Restricted Age:		5	
		# Pets / Cats; Dogs:		6	
Unfinished Floor Area:	0	# or % Rentals:		7	
Grand Total Floor Area:	683			8	

Listing Broker(s): **(1) RE/MAX Progroup Realty (Del)**

COURT ORDERED SALE. Being sold 'AS-IS, WHERE-IS'. Large 1 bedroom, quiet corner with northeast exposure & plenty of natural light in the 'VISTA ROYAL'. Extra large secured parking spot and locker (4'x6') plus ensuite storage. Huge deck measuring 5'6" x 27' with access from both the living room and Master Bedroom. Fabulous location conveniently located close to shopping, Skytrain, Douglas College, recreation & Starbucks. Shared Laundry. Heat & hot water included in the maint fee. The building is currently being re-piped. The listing Realtor is only representing the Seller and all public inquiries must go through their own Realtor.



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New Westminster, Uptown NW

MLS# V1136346

Residential Attached

404 715 ROYAL AV, V3M 5X4

Active



List Price:	\$139,000	Previous Price:	
		Original Price:	\$139,000
Subdiv/Complex:		Approx Yr Bld:	1978
Frontage:		PID:	001-700-219
Depth/Size:		Type:	Apartment/Condo
Lot SqFt:	0	Zoning:	MF
Exposure:		Taxes:	\$857 (2015)
Stories in Bldg:		If New GST/HST Incl:	
Flood Plain:	No	Tax Incl Utils:	No
Meas. Type:		Apprvl Req:	No
Fixtures Lsd:			
Fixt Removed:			
View:	N		

Style of Home:	Inside Unit	Total Parking:	1	Covered Parking:	1
Construction:	Frame - Wood	Parking Access:	Front		
Foundation:	Concrete Perimeter	Parking Facilities:	Garage; Underground		
Exterior:	Mixed				
Rain Screen:		R/I Plumbing:			
Type of Roof:	Other	Dist to Public Trans:		Dist to School/Bus:	
Renovations:		Units in Development:		Total Units in Strata:	
Flooring:		Locker:			
Water Supply:	City/Municipal	Possession:			
Heat/Fuel:	Electric	Title to Land:	Freehold Strata		
No. of Fireplaces:	0	Seller's Interest:	Court Ordered Sale		
Fireplace Fuel:		Mortgage Info:	\$0		
Outdoor Area:	Sundeck(s)				
Mngmt Co:	NORTHWEST	Property Disclosure:	N - COURT ORDER		
Mngmt Ph:	604-980-4729	Bylaw Restrictions:	Pets Allowed w/Rest., Rentals Allowed w/Restrictions		
		Maint Fee:	\$344.00		

Maint Charge Incl: **Garbage Pickup, Heat, Hot Water**

Legal: **PL NWS1229 LT 32 BLK 35 LD 36 GROUP 1, 595/33872 TOGETHER WITH AN INTEREST IN THE COMMON PROPERTY I**
 Amenities: **In Suite Laundry**
 Features Incl:

Site Influences:

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main F.	Living Room	12' X 16'9"						
Main F.	Dining	7'7' X 7'9"						
Main F.	Kitchen	7'7' X 6'8"						
Main F.	Bedroom	10'10' X 10'10"						
Main F.	Steam Room	4' X 5'						

Floor Area (SqFt):		Total # Rooms:	5	Bathrooms	
Finished Floor Area Main:	595	Finished Levels:	1	1	3 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:	595	Restricted Age:		5	
		# Pets / Cats; Dogs:		6	
Unfinished Floor Area:	0	# or % Rentals:		7	
Grand Total Floor Area:	595			8	

Listing Broker(s): **(1) Park Georgia Realty Ltd.(Coq)**

Court order sale. One bedroom, crown olduldings, some TLC required. Call today to view.



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New Westminster, West End NW

MLS# V1127862

Residential Attached

109 836 TWELFTH ST, V3M 4K3

Active



List Price:	\$169,900	Previous Price:	\$182,900
		Original Price:	\$199,900
Subdiv/Complex: London Place			
Frontage:		Approx Yr Bld:	1984
Depth/Size:		PID:	001-405-942
Lot SqFt:	0	Type:	Apartment/Condo
Exposure:		Zoning:	MF
Stories in Bldg:		Taxes:	\$1,214 (2014)
Flood Plain:		If New GST/HST Incl:	
Meas. Type:	Feet	Tax Incl Utils:	No
Fixtures Lsd:	N	Apprvl Req:	
Fixt Removed:	N		
View:			

Style of Home:	Corner Unit	Total Parking:	1	Covered Parking:	1
Construction:	Frame - Wood	Parking Access:			
Foundation:	Concrete Perimeter	Parking Facilities:	Garage; Underground		
Exterior:	Stucco				
Rain Screen:		R/I Plumbing:			
Type of Roof:	Tar & Gravel	Dist to Public Trans:	1 BLK	Dist to School/Bus:	
Renovations:		Units in Development:		Total Units in Strata:	
Flooring:		Locker:	Yes		
Water Supply:	City/Municipal	Possession:			
Heat/Fuel:	Electric	Title to Land:	Freehold Strata		
No. of Fireplaces:	0	Seller's Interest:	Court Ordered Sale		
Fireplace Fuel:		Mortgage Info:	\$0		
Outdoor Area:	Balcony(s)	Property Disclosure:	N - Sold where is as is		
Mngmt Co:	Pacific Quorum	Bylaw Restrictions:	Pets Allowed w/Rest., Rentals Allowed w/Restrictions		
Mngmt Ph:	604-634-3039	Maint Fee:	\$335.84		

Maint Charge Incl: **Caretaker, Gardening, Garbage Pickup, Hot Water, Management**

Legal: **PL NWS2242 LT 65 LD 36 SUBURBAN BLOCK 12, GROUP 1, TOGETHER WITH ANINTEREST IN THE COMMON PROPERTY**

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

Features Incl:

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main F.	Living Room	16'8 X 12'3						
Main F.	Kitchen	8' X 7'7						
Main F.	Dining	9' X 8'						
Main F.	Master Bedroom	12'8 X 9'6						
Main F.	Bedroom	10' X 8'7						

Floor Area (SqFt):		Total # Rooms:	5	Bathrooms	
Finished Floor Area Main:	811	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:	811	Restricted Age:		5	
		# Pets / Cats; Dogs:		6	
Unfinished Floor Area:	0	# or % Rentals:		7	
Grand Total Floor Area:	811			8	

Listing Broker(s): **(1) RE/MAX Real Estate Services, (2) RE/MAX Sandy So Realty**

Welcome to this 2 bedroom corner unit (not the ground floor) in London Place, New Westminster! Affordable starter w/ a huge 20 x 20 patio, one car underground parking & one locker! Central location with lots of convenience to shops, school & transportation! Great value in the area! Call today!



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New Westminster, Uptown NW

MLS# V1126793

Residential Attached

505 1128 SIXTH AV, V3M 6V8

Active



List Price: **\$207,900** Previous Price: **\$219,900**
 Original Price: **\$219,900**

Subdiv/Complex: **KINGSGATE BY BOSA**

Frontage:	Approx Yr Blt: 1996	PID: 023-455-241
Depth/Size:		Type: Apartment/Condo
Lot SqFt: 0	Age at List Date: 19	Zoning: STRATA
Exposure: W	Bedrooms: 2	Taxes: \$1,456 (2014)
Stories in Bldg:	Bathrooms: 1	If New GST/HST Incl:
Flood Plain: No	Full Baths: 1	Tax Incl Utils: No
Meas. Type:	Half Baths: 0	Apprvl Req: No
Fixtures Lsd: N		
Fixt Removed: N		
View: Y - SOUTHERN VIEW		

Style of Home: 1 Storey, Penthouse	Total Parking: 1	Covered Parking: 1
Construction: Frame - Wood	Parking Access: Side	
Foundation: Concrete Perimeter	Parking Facilities: Garage; Underground	
Exterior: Mixed, Stucco		
Rain Screen:	R/I Plumbing:	
Type of Roof: Other	Dist to Public Trans: CLOSE	Dist to School/Bus: CLOSE
Renovations: Partly	Units in Development: 111	Total Units in Strata:
Flooring: Laminate, Mixed, Tile	Locker: Yes	
Water Supply: City/Municipal	Possession:	
Heat/Fuel: Electric, Natural Gas	Title to Land: Freehold Strata	
No. of Fireplaces: 1	Seller's Interest: Court Ordered Sale	
Fireplace Fuel: Gas - Natural	Mortgage Info: \$0	
Outdoor Area: Patio(s)		
Mngmt Co: TOUCHSTONE MANAGEMENT	Property Disclosure: Y - COURT ORDER SALE	
Mngmt Ph: 604-688-4940	Bylaw Restrictions: Pets Allowed w/Rest., Rentals Allowed w/Restrictions	
Maint Fee: \$290.06		

Maint Charge Incl: **Caretaker, Gardening, Management**

Legal: **PL LMS2450 LT 51 LD 36 SUBURBAN BLOCK 10, GROUP 1, TOGETHER WITH ANINTEREST IN THE COMMON PROPERTY**
 Amenities: **None, In Suite Laundry**
 Features Incl:

Site Influences: **Central Location, Private Setting, Recreation Nearby, Shopping Nearby**

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main F.	Living Room	16' X 12'						
Main F.	Kitchen	10' X 8'						
Main F.	Dining	10' X 8'						
Main F.	Master Bedroom	14' X 11'						
Main F.	Bedroom	8' X 8'						
Main F.	Laundry	6' X 3'						
Main F.	Patio	21' X 14'						

Floor Area (SqFt):	Total # Rooms: 7	Bathrooms
Finished Floor Area Main: 816	Finished Levels: 1	1 4 Piece; Ensuite: Y; Level: Above
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:	5
	# Pets / Cats; Dogs:	6
Unfinished Floor Area: 0	# or % Rentals:	7
Grand Total Floor Area: 816		8

Listing Broker(s): **(1) Sutton Grp-West Coast Realty**

PENTHOUSE with HUGE DECK & BEAUTIFUL SOUTH WESTERN VIEWS. This 1 bedroom & den 816 sqft suite, with spacious rooms, vaulted ceilings, gas fireplace, open kitchen, large dining area & insuite laundry room, Ideal location, walk to transit, shopping, parks & schools.



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New Westminster, Quay
113 12 K DE K CT, V3M 6C5

MLS# V1130948

Residential Attached
Active



List Price: **\$320,000** Previous Price: **\$334,000**
 Original Price: **\$334,000**

Subdiv/Complex: **DOCKSIDE**

Frontage:	Approx Yr Bld:	1986	PID:	005-014-611
Depth/Size:			Type:	Apartment/Condo
Lot SqFt:	Age at List Date:	29	Zoning:	APT
Exposure:	Bedrooms:	2	Taxes:	\$1,800 (2014)
Stories in Bldg:	Bathrooms:	2	If New GST/HST Incl:	
Flood Plain:	Full Baths:	2	Tax Incl Utils:	No
Meas. Type:	Half Baths:	0	Apprvl Req:	
Fixtures Lsd:				
Fixt Removed:				
View:	N			

Style of Home:	Ground Level Unit	Total Parking:	Covered Parking:	1
Construction:	Frame - Wood	Parking Access:	Front	
Foundation:	Concrete Perimeter	Parking Facilities:	Garage; Underground, Visitor Parking	
Exterior:	Brick			
Rain Screen:		R/I Plumbing:		
Type of Roof:	Other	Dist to Public Trans:	Dist to School/Bus:	
Renovations:		Units in Development:	Total Units in Strata:	71
Flooring:		Locker:	No	
Water Supply:	City/Municipal	Possession:		
Heat/Fuel:	Natural Gas	Title to Land:	Freehold Strata	
No. of Fireplaces:	1	Seller's Interest:	Court Ordered Sale	
Fireplace Fuel:	Gas - Natural	Mortgage Info:	\$0	
Outdoor Area:	Balcony(s); Patio(s) or Deck(s)	Property Disclosure:	Y	
		Bylaw Restrictions:	Rentals Not Allowed	
Mngmt Co:	MARTELLO			
Mngmt Ph:	604-681-6544	Maint Fee:	\$397.76	

Maint Charge Incl: **Gas, Heat, Management, Recreation Facility**

Legal: **PL NWS2459 LT 12 DL 3981 LD 36 GROUP 1, OF DOCK SQUARE; TOGETHER WITH AN INTEREST IN THE COMMON PR**
 Amenities: **None**
 Features Incl:

Site Influences: **Cul-de-Sac, Waterfront Property**

<u>Floor</u>	<u>Type</u>	<u>Dimensions</u>	<u>Floor</u>	<u>Type</u>	<u>Dimensions</u>	<u>Floor</u>	<u>Type</u>	<u>Dimensions</u>
Main F.	Living Room	16'6" X 12'						
Main F.	Dining	12'6" X 9'6"						
Main F.	Kitchen	13' X 10'						
Main F.	Bedroom	10'6" X 12'						
Main F.	Master Bedroom	14' X 15'						

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

Listing Broker(s): **(1) Sutton Grp-West Coast (Brdwy)**

Price to Sale at the Quay! Enjoy living "Dockside" in this spacious 2 bedroom, 2 bath suite. First floor, but not ground level, with a lovely E facing patio. Smart floor plan with bdrms nicely separated, generous kitchen with plenty of cupboard space, living room w/gas fireplace & rough in wet bar off dining room. Master with walk in closet & full ensuite. Enjoy a gas fireplace for those cooler evenings. A convenient walk inside to the well appointed recreation room with lounge area, pool table & exercise equipment. Venture outside for short walk to the Boardwalk, Quay Marketplace & other amenities. Tremendous value!



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New Westminster, Fraserview NW

MLS# V1136869

Residential Attached

103 255 ROSS DR, V3L 0C7

Active



List Price:	\$379,900	Previous Price:	\$399,900
		Original Price:	\$399,900
Subdiv/Complex: THE GROVE AT VICTORIA HILL			
Frontage:		Approx Yr Blt:	2010
Depth/Size:		PID:	028-395-620
Lot SqFt:	0	Type:	Apartment/Condo
Exposure:		Zoning:	RM 5A
Stories in Bldg:		Taxes:	\$2,247 (2015)
Flood Plain:	No	If New GST/HST Incl:	
Meas. Type:		Tax Incl Utils:	No
Fixtures Lsd:	N	Apprvl Req:	
Fixt Removed:	N		
View:	N		

Style of Home:	Ground Level Unit	Total Parking:	2	Covered Parking:	2
Construction:	Frame - Wood	Parking Access:			
Foundation:	Concrete Perimeter	Parking Facilities:	Garage; Underground		
Exterior:	Other				
Rain Screen:		R/I Plumbing:			
Type of Roof:	Other	Dist to Public Trans:		Dist to School/Bus:	
Renovations:		Units in Development:		Total Units in Strata:	
Flooring:	Wall/Wall/Mixed	Locker:			
Water Supply:	City/Municipal	Possession:			
Heat/Fuel:	Electric	Title to Land:	Freehold Strata		
No. of Fireplaces:	1	Seller's Interest:	Court Ordered Sale		
Fireplace Fuel:	Electric	Mortgage Info:	\$0		
Outdoor Area:	Patio(s)				
Mngmt Co:	FIRST SERVICE RESIDENTIAL	Property Disclosure:	N - COURT ORDERED SALE		
Mngmt Ph:	604-683-8900	Bylaw Restrictions:	Pets Allowed w/Rest., Rentals Allowed, Smoking Restriction		
	Maint Fee: \$343.00				

Maint Charge Incl:	Management, Other
Legal:	SP BCS2702 SL 174 DL 115 GR 1 NWD TOGETHER WITH AN INTEREST IN THE COMMON PROPERTY IN PROPORTION TO
Amenities:	None
Features Incl:	
Site Influences:	Central Location, Recreation Nearby

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main F.	Living Room	14' X 12'						
Main F.	Dining	14' X 10'						
Main F.	Kitchen	10' X 9'						
Main F.	Master Bedroom	11' X 10'						
Main F.	Bedroom	11' X 9'						
Main F.	Den	9' X 7'						

Floor Area (SqFt):		Total # Rooms:	6	Bathrooms	
Finished Floor Area Main:	1,050	Finished Levels:	1	1	3 Piece; Ensuite: N; Level: Main F.
Finished Floor Area Up:	0	Basement Area:	None	2	3 Piece; Ensuite: Y; Level: Main F.
Finished Floor Area Down:	0			3	
Finished Floor Area Bsmt:	0	Bsmt Height:		4	
Total Finished Floor Area:	1,050	Restricted Age:		5	
		# Pets / Cats; Dogs:		6	
Unfinished Floor Area:	0	# or % Rentals:		7	
Grand Total Floor Area:	1,050			8	

Listing Broker(s): **(1) RE/MAX Little Oak Realty (Sur)**

Court Ordered Sale. Two bedroom 1050 square foot condo located in the Grove at Victoria Hill. This home features granite countertops, very open floor plan and located on quiet side of the building.