



Presented by:
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Burnaby North, Sullivan Heights

MLS# V1118311

Residential Attached

2103 3771 BARTLETT CT, V3J 7G8

Active



List Price:	\$189,000	Previous Price:	
		Original Price:	\$189,000
Subdiv/Complex: TIMBERLEA			
Frontage:		Approx Yr Bld:	1976
Depth/Size:		PID:	001-403-788
Lot SqFt:	0	Type:	Apartment/Condo
Exposure:		Zoning:	APT
Stories in Bldg:	29213	Taxes:	\$1,485 (2014)
Flood Plain:		If New GST/HST Incl:	
Meas. Type:		Tax Incl Utils:	No
Fixtures Lsd:		Apprvl Req:	
Fixt Removed:			
View:			

Style of Home:	Other	Total Parking:	1	Covered Parking:	
Construction:	Concrete	Parking Access:			
Foundation:	Concrete Perimeter	Parking Facilities:	Garage Underbuilding		
Exterior:	Concrete				
Rain Screen:		R/I Plumbing:			
Type of Roof:	Tar & Gravel				
Renovations:		Reno Year:	2009	Dist to Public Trans:	
Flooring:	Laminate			Units in Development:	
Water Supply:	City/Municipal			Locker:	
Heat/Fuel:	Baseboard			Possession:	
No. of Fireplaces:	0	R/I Fireplaces:		Title to Land:	Freehold Strata
Fireplace Fuel:	None			Seller's Interest:	Registered Owner
Outdoor Area:	Balcony(s)			Mortgage Info:	\$0
Mngmt Co:	TOUCHSTONE			Property Disclosure:	N - PH LS
Mngmt Ph:	604-688-4341	Maint Fee:	\$120.00	Bylaw Restrictions:	Pets Allowed w/Rest.

Maint Charge Incl: Other

Legal: PL NWS519 LT 111 DL 4 LD 36 GROUP 1, TOGETHER WITH AN INTEREST IN THE COMMONPROPERTY IN PROPORTION
 Amenities: None
 Features Incl:

Site Influences:

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main F.	Bedroom	12' X 10'						
Main F.	Kitchen	10' X 7'						
Main F.	Dining	10' X 8'						
Main F.	Living Room	14' X 11'						

Floor Area (SqFt):		Total # Rooms:	4	Bathrooms	
Finished Floor Area Main:	673	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:	673	Restricted Age:		5	
		# Pets / Cats; Dogs:		6	
Unfinished Floor Area:	0	# or % Rentals:		7	
Grand Total Floor Area:	673			8	

Listing Broker(s): (1) Multiple Realty Ltd. (Rhmd)

Great location, minutes to skytrain, SFU, Lougheed Mall and more. Solid concrete building built right at the first time. Maintenance fee includes it all hydro, heat, hot water, 1 parking, 1 locker.



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Burnaby North, Brentwood Park **MLS# V1118620** Residential Attached
415 4373 HALIFAX ST, V5C 5Z2 **Active**



List Price:	\$224,900	Previous Price:	\$230,000
		Original Price:	\$230,000
Subdiv/Complex: BRENT GARDENS			
Frontage:		Approx Yr Bld:	1982
Depth/Size:		PID:	002-202-212
Lot SqFt:	0	Type:	Apartment/Condo
Exposure:	NW	Zoning:	STRATA
Stories in Bldg:	4	Taxes:	\$1,621 (2014)
Flood Plain:	No	If New GST/HST Incl:	
Meas. Type:		Tax Incl Utils:	No
Fixtures Lsd:	N - SOLS AS IS WHERE IS	Apprvl Req:	No
Fixt Removed:	N - SOLD AS IS WHERE IS		
View:	Y - OVERLOOKS TREES, SHRUBS, GARDE		

Style of Home:	1 Storey, Upper Unit	Total Parking:	1	Covered Parking:	1
Construction:	Frame - Wood	Parking Access:	Side		
Foundation:	Concrete Perimeter	Parking Facilities:	Garage; Underground		
Exterior:	Mixed, Stucco, Wood				
Rain Screen:		R/I Plumbing:	No		
Type of Roof:	Other	Dist to Public Trans:	1BLK	Dist to School/Bus:	5BLKS
Renovations:		Units in Development:	334	Total Units in Strata:	334
Flooring:	Wall/Wall/Mixed	Locker:			
Water Supply:	City/Municipal	Possession:			
Heat/Fuel:	Baseboard, 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:	ASCENT PROPERTY MGMT	Property Disclosure:	N - SOLD AS IS WHERE IS		
Mngmt Ph:	604-431-1800	Bylaw Restrictions:	Pets Not Allowed, Rentals Allowed		
	Maint Fee: \$215.15				

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

Legal: STRATA LOT 77 DISTRICT LOT 120 GROUP 1 NEW WESTMINSTER DISTRICT STRATA PLAN NW2036 TOGETHER WITH A

Amenities: Elevator, Shared Laundry, Tennis Court(s)

Features Incl:

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

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main F.	Living Room	16' X 12'						
Main F.	Dining	6' X 6'						
Main F.	Kitchen	7'6 X 7'6						
Main F.	Master Bedroom	13' X 11'						

Floor Area (SqFt):		Total # Rooms:	4	Bathrooms	
Finished Floor Area Main:	697	Finished Levels:	1	1	4 Piece; Ensuite: Y; 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:	697	Restricted Age:		5	
		# Pets / Cats; Dogs:		6	
Unfinished Floor Area:	0	# or % Rentals:		7	
Grand Total Floor Area:	697			8	

Listing Broker(s): (1) Royal LePage West R.E.S.

WOW!! Brent Gardens- what a place to call home. Close to Sky Train, transit, schools and Brentwood Mall. a location that is undergoing growth. This top floor unit features- vaulted ceilings, slider door to a large full length deck, some updated flooring and a master bedroom with a cheater en-suite door and a slider door to the sundeck adding to its elegance. Unit shows good, the owner looks after this home. Paint and lights has been upgraded in the past, even the ceilings have had the popcorn texture removed. Laundry is located down the hall at only \$1.00 per load. The complex is well maintained and the building has had a rainscreen done in the past. Strata allows rentals but pets not allowed. Hurry this will not last.



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Burnaby North, Brentwood Park Residential Attached
1607 4888 BRENTWOOD DR, V5C 0C6 **Active**
MLS# V1122699



List Price:	\$439,000	Previous Price:	
		Original Price:	\$439,000
Subdiv/Complex: FITZGERALD			
Frontage:		Approx Yr Bld:	2008
Depth/Size:		PID:	027-709-141
Lot SqFt:	0	Type:	Apartment/Condo
Exposure:		Zoning:	RES
Stories in Bldg:	27	Taxes:	\$2,522 (2014)
Flood Plain:		If New GST/HST Incl:	
Meas. Type:		Tax Incl Utils:	No
Fixtures Lsd:		Apprvl Req'd:	
Fixt Removed:			
View:	Y - MOUNT BAKER		

Style of Home:	Corner Unit	Total Parking:	Covered Parking:	1
Construction:	Concrete	Parking Access:	Front	
Foundation:	Concrete Perimeter	Parking Facilities:	Garage; Underground	
Exterior:	Concrete			
Rain Screen:		R/I Plumbing:		
Type of Roof:	Asphalt	Dist to Public Trans:	2	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:	Committee/Trustee	
Fireplace Fuel:	Electric	Mortgage Info:	\$0	
Outdoor Area:	Balcony(s)			
Mngmt Co:	FIRST SERVICE RESIDENTIAL	Property Disclosure:	Y	
Mngmt Ph:	604-683-8900	Bylaw Restrictions:	No Restrictions	
	Maint Fee:	\$301.89		

Maint Charge Incl: Caretaker, Gardening, Management, Recreation Facility

Legal: PL BCS2711 LT 274 DL 124 LD 36 GROUP 1, TOGETHER WITH AN INTEREST IN THE COMMONPROPERTY IN PROPORT

Amenities: Exercise Centre, Recreation Center

Features Incl: Clothes Washer/Dryer/Fridge/Stove/DW

Site Influences: Central Location, Shopping Nearby

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main F.	Living Room	12'6 X 11'10						
Main F.	Dining	10'5 X 10'						
Main F.	Kitchen	7'8 X 6'6						
Main F.	Master Bedroom	12' X 11'						
Main F.	Bedroom	10' X 9'4						

Floor Area (SqFt):		Total # Rooms:	5	Bathrooms	
Finished Floor Area Main:	899	Finished Levels:	1	1	3 Piece; Ensuite: N; Level: Main F.
Finished Floor Area Up:	0	Basement Area:	Full	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:	899	Restricted Age:		5	
		# Pets / Cats; Dogs:		6	
Unfinished Floor Area:	0	# or % Rentals:		7	
Grand Total Floor Area:	899			8	

Listing Broker(s): (1) Sutton Grp West Coast (Van49)

The "FITZGERALD" is a 27 storey concrete high rise built by Ledingham McAllister in the popular Brentwood Gate area & offers a fabulous location with an easy stroll to Brentwood Mall & skytrain station. This one owner home is on the southeast corner & offers a fabulous view towards Mt Baker & Metrotown. This 2 bdrm 2 bath home has an open plan with floor to ceiling windows in living room area for maximum light and views. Bdrms are at opposite ends of the suite for extra privacy. Kitchen has granite countertops & stainless steel appliances. One underground parking & storage locker included.