



Presented by:
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Active
R2107812
 Board: V
 Apartment/Condo

D107 40160 WILLOW CRESCENT

Squamish
 Garibaldi Estates
 V8B 0M2

Residential Attached

\$279,900 (LP)

(SP)



Sold Date: Frontage (feet): Original Price: **\$279,900**
 Meas. Type: Frontage (metres): Approx. Year Built: **1993**
 Depth / Size (ft.): Bedrooms: **2** Age: **23**
 Lot Area (sq.ft.): **0.00** Bathrooms: **2** Zoning: **MF**
 Flood Plain: Full Baths: **1** Gross Taxes: **\$1,315.35**
 Approval Req?: Half Baths: **1** For Tax Year: **2016**
 Exposure: **North** Maint. Fee: **\$221.87** Tax Inc. Utilities?: **No**
 If new, GST/HST inc?: P.I.D.: **018-489-711**
 Mgmt. Co's Name: **DYNAMIC PROPERT MGMT.** Tour:
 Mgmt. Co's Phone: **604-815-4654**
 View: **:**
 Complex / Subdiv: **DIAMOND HEAD**
 Services Connected: **Electricity, Sanitary Sewer, Storm Sewer, Water**

Style of Home: **Ground Level Unit**
 Construction: **Frame - Wood**
 Exterior: **Wood**
 Foundation: **Concrete Perimeter**
 Rain Screen:
 Renovations:
 Water Supply: **City/Municipal**
 Fireplace Fuel:
 Fuel/Heating: **Baseboard, Electric**
 Outdoor Area: **Balcny(s) Patio(s) Dck(s), Patio(s) & Deck(s)**
 Type of Roof: **Asphalt**

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

Total Parking: **1** Covered Parking: **1** Parking Access: **Rear**
 Parking: **Carport; Single**
 Locker: **Y**
 Dist. to Public Transit: **CLOSE** Dist. to School Bus: **CLOSE**
 Units in Development:
 Title to Land: **Freehold Strata** Total Units in Strata: **160**
 Seller's Interest: **Court Ordered Sale**
 Property Disc.: **No**
 Fixtures Leased: **No**
 Fixtures Rmvd: **No**
 Floor Finish: **Laminate, Mixed, Vinyl/Linoleum**

Maint Fee Inc: **Caretaker, Garbage Pickup, Gardening, Management, Snow removal**
 Legal: **PL LMS227 LT 103 LD 36 SEC 11 TWP 50**

Amenities: **Elevator, In Suite Laundry, Storage**

Site Influences: **Central Location, Golf Course Nearby, Marina Nearby, Recreation Nearby, Shopping Nearby, Ski Hill Nearby**
 Features: **ClthWsh/Dryr/Frdg/Stve/DW**

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Kitchen	9' x 9'			x			x
Main	Master Bedroom	9' x 12'			x			x
Main	Bedroom	9' x 10'			x			x
Main	Living Room	10'5' x 16'			x			x
Main	Dining Room	8' x 10'			x			x
		x			x			x
		x			x			x
		x			x			x
		x			x			x
		x			x			x

Finished Floor (Main):	721	# of Rooms:	5	# of Kitchens:	1	# of Levels:	1	Bath	Floor	# of Pieces	Ensuite?	Outbuildings
Finished Floor (Above):	0	Crawl/Bsmt. Height:						1	Main	2	Yes	Barn:
Finished Floor (Below):	0	Restricted Age:						2	Main	3	No	Workshop/Shed:
Finished Floor (Basement):	0	# of Pets:		Cats:		Dogs:		3				Pool:
Finished Floor (Total):	721 sq. ft.	# or % of Rentals Allowed:						4				Garage Sz:
		Bylaw Restrict:	Pets Allowed w/Rest., Rentals					5				Door Height:
Unfinished Floor:	0	Allwd w/Restrctns						6				
Grand Total:	721 sq. ft.	Basement:	None					7				
								8				

Listing Broker(s): **Royal LePage Sussex (WVan2407)**

Court ordered Sale. Bring your design ideas to this original condition 2 bedroom, 1.5 bathroom ground floor unit with open floor plan in the popular Diamond Head Apartments. Conveniently located close to shopping, schools, golf and many walking trails. 1 parking & 1 storage locker. OPEN HOUSE: Sat, Oct 8th 11am - 12:30pm.