

Presented by:
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South Surrey White Rock, Morgan Creek

MLS# F1424551

Residential Detached

3445 150TH ST, V3S 0T5

Active



List Price: \$634,900

Complex/Subdiv:

Frontage:	Bedrooms:	4	PID:	026-267-373
Depth/Size:	Bathrooms:	4	Type:	House/Single Family
Lot Area SqFt:	Full Baths:	3	Approx Yr Blt:	2007
Rear Yard Exp:	Half Baths:	1	Age at List Date:	7
Meas Type:	If New GST/HST Incl:		Taxes:	\$4,094 (2014)
Flood Plain:	Zoning:	RES		

View:

Serv. Connected: Electricity, Natural Gas, Water, Sanitary Sewer

Style of Home: 2 Storey w/Bsmt.
 Construction: Frame - Wood
 Foundation: Concrete Perimeter
 Exterior: Mixed, Stone, Wood
 Rainscreen:
 Type of Roof: Tile - Concrete
 Renovations:
 Flooring: Laminate, Mixed
 Water Supply: City/Municipal
 Heat/Fuel: Forced Air, Natural Gas
 No. of Fireplaces: 2
 Fireplace Fuel: Gas - Natural
 Outdoor Area: Patio(s)
 Pad Rental:
 Fixtures Leas: N
 Fixt Removed: N

R/I Plumbing:

Reno Year:

R/I Fireplaces:

Total Parking: 4
 Covered Parking: 2
 Parking Access: Front
 Parking Facilities: Garage; Double
 Dist to Public Trans: CLOSE
 Dist to School Bus: CLOSE
 Possession:
 Title to Land: Freehold NonStrata
 Seller's Interest: Court Ordered Sale
 Mortgage Info: \$0
 Property Disclosure: N - COURT ORDERED SALE
 Out Buildings:

Legal: PL BCP17235 LT 13 LD 36 SEC 27 TWP 1
 Amenities:
 Site Influences: Golf Course Nearby, Shopping Nearby
 Features Incl: Windows - Thermo

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main F.	Living Room	14' X 12'	Bsmt	Living Room	14' X 11'			X
Main F.	Dining	15' X 10'	Bsmt	Kitchen	15' X 11'			X
Main F.	Kitchen	16' X 11'	Bsmt	Bedroom	10' X 9'5			X
Main F.	Eating Area	10' X 9'			X			X
Main F.	Family Room	15' X 15'			X			X
Above	Master Bedroom	20' X 15'			X			X
Above	Walk-In Closet	7' X 6'			X			X
Above	Bedroom	12' X 11'			X			X
Above	Bedroom	10' X 10'			X			
Bsmt	Recreation Room	17' X 12'			X			

Floor Area (SqFt):

Main Floor Area SqFt: 1,005
 Finished Floor Up SqFt: 898
 Finished Floor Down: 1,005
 Finished Floor Bsmt SqFt: 0
 Total Finished Floor SqFt: 2,908

Total # Rooms: 13
 # Kitchens: 2
 Finished Levels: 3
 Crawl/Bsmt Height:
 Basement Area: Full, Fully Finished

Bathrooms

1 2 Piece; Ensuite: N; Level: Main F.
 2 4 Piece; Ensuite: Y; Level: Above
 3 4 Piece; Ensuite: N; Level: Above
 4 4 Piece; Ensuite: N; Level: Below
 5
 6
 7
 8

Unfinished Floor: 0
 Grand Total Floor Area: 2,908

Suite: Unauthorized Suite

Listing Broker(s): RE/MAX Crest Realty

Almost new 2 storey home with basement with outside entrance. Total of 4 bedrooms, 3.5 baths home located in the West Rosemary Heights subdivision close to Morgan Creek in South Surrey. 12' ceilings in the Living Room, separate Dining room, walnut hardwood floors, extensive moldings and granite countertops are only a few of the features of this family home. Home backs onto Hydro easement.

Tax Report - 3445 150TH Street
Record Updated - 12/11/2014

Jurisdiction	326-SURREY - CITY OF	Roll Number	5271120065	Property ID	026-267-373
Property Addr	3445 150TH ST				
Municipality	SU-CITY OF SURREY	Board Code	F		
Neighborhood	051-SOUTHEAST UPLANDS W TO HWY				
Area	F50-South Surrey White Rock				
Sub Area	F58-Morgan Creek			More PID's	
Gross Taxes	\$4094.83	(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 **

3445 150 ST
SURREY BC

V3S 0T5

Legal Information

Plan #	Lot	Block	Dist Lot	Land Dist	Section	Township	Range	Meridian
BCP17235	13			36	27	1		
Legal Description PL BCP17235 LT 13 LD 36 SEC 27 TWP 1								

Land & Building Information

Width	Depth	Lot Size	4744 SQUARE FEET
Land Use		Actual Use	SINGLE FAMILY DWELLING
BCA Description	0157	Zoning	SINGLE FAMILY RESIDENTIAL (12)
BCAA Data Updated - 03/04/14			

Total Value Information

<u>Actual Totals</u>		<u>Municipal Taxable Totals</u>		<u>School Taxable Totals</u>	
Land	\$302,000	Gross Land	\$302,000	Gross Land	\$302,000
Improvement	\$348,000	Gross Improve	\$348,000	Gross Improve	\$348,000
		Exempt Land		Exempt Land	
		Exempt Improve		Exempt Improve	
Actual Total	\$650,000	Municipal Total	\$650,000	School Total	\$650,000

Sale History Information

Date	Price	Document #	Type of Sales Transaction
03/23/2010	\$658,000	CA1496221	IMPRV SINGLE PROP CASH TRANSAC
05/28/2007	\$589,622	BB263988	IMPRV SINGLE PROP CASH TRANSAC
12/13/2005	\$205,000	BX594221	VACANT SINGLE PROP CASH TRANSA

Tax Detail View The enclosed information while deemed to be correct is not guaranteed. 02/17/15 1:36 PM