



Presented by:  
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**Active**  
**R2014598**

Board: F  
 Apartment/Condo

**112 13501 96 AVENUE**

North Surrey  
 Whalley  
 V3V 7L9

Residential Attached

**\$104,900 (LP)**

(SP)



Sold Date:	Frontage (feet):	Original Price: <b>\$139,000</b>
Meas. Type:	Frontage (metres):	Approx. Year Built: <b>1984</b>
Depth / Size (ft.):	Bedrooms: <b>1</b>	Age: <b>32</b>
Lot Area (sq.ft.): <b>0.00</b>	Bathrooms: <b>1</b>	Zoning: <b>F26</b>
Flood Plain: <b>No</b>	Full Baths: <b>1</b>	Gross Taxes: <b>\$924.21</b>
Approval Req?:	Half Baths: <b>0</b>	For Tax Year: <b>2015</b>
Exposure:	Maint. Fee: <b>\$220.00</b>	Tax Inc. Utilities?: <b>No</b>
If new, GST/HST inc?:		P.I.D.: <b>002-172-658</b>
Mgmt. Co's Name:		
Mgmt. Co's Phone:		
View: <b>No :</b>		
Complex / Subdiv: <b>Parkwoods</b>		
Services Connected: <b>Electricity, Natural Gas, Sanitary Sewer, Storm Sewer</b>		

Style of Home: **Ground Level Unit**  
 Construction: **Frame - Wood**  
 Exterior: **Concrete, Other, Stone**  
 Foundation: **Concrete Perimeter**  
 Rain Screen:  
 Renovations:  
 Water Supply: **City/Municipal**  
 Fireplace Fuel: **Gas - Natural**  
 Fuel/Heating: **Baseboard, Electric, Natural Gas**  
 Outdoor Area: **None**  
 Type of Roof: **Tar & Gravel**

Reno. Year:  
 R.I. Plumbing:  
 R.I. Fireplaces:  
 # of Fireplaces: **1**

Total Parking: Covered Parking: **1** Parking Access:  
 Parking: **Garage; Underground, Visitor Parking**  
 Locker:  
 Dist. to Public Transit: **close** Dist. to School Bus: **close**  
 Units in Development:  
 Title to Land: **Freehold Strata** Total Units in Strata:  
 Seller's Interest: **Court Ordered Sale**  
 Property Disc.: **No**  
 Fixtures Leased: **No :**  
 Fixtures Rmvd: **No :**  
 Floor Finish: **Mixed**

Maint Fee Inc: **Caretaker, Garbage Pickup, Gardening, Gas, Hot Water, Management, Recreation Facility**  
 Legal: **PL NWS2135 LT3 LD36 SEC34 RNG2**

Amenities: **Elevator, Exercise Centre, In Suite Laundry, Sauna/Steam Room, Storage**

Site Influences: **Central Location, Private Setting, Recreation Nearby, Ski Hill Nearby**  
 Features:

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Living Room	22' x 12'			x			x
Main	Dining Room	12' x 9'			x			x
Main	Kitchen	10' x 8'			x			x
Main	Master Bedroom	16' x 12'			x			x
Main	Laundry	5' x 7'			x			x
		x			x			x
		x			x			x
		x			x			x
		x			x			x
		x			x			x

Finished Floor (Main):	775	# of Rooms: 5	# of Kitchens: 1	# of Levels: 1	Bath	Floor	# of Pieces	Ensuite?	Outbuildings
Finished Floor (Above):	0	Crawl/Bsmt. Height:			1	Main	4	No	Barn:
Finished Floor (Below):	0	Restricted Age:			2				Workshop/Shed:
Finished Floor (Basement):	0	# of Pets:	Cats:	Dogs:	3				Pool:
Finished Floor (Total):	775 sq. ft.	# or % of Rentals Allowed:			4				Garage Sz:
Unfinished Floor:	0	Bylaw Restrict: <b>Pets Allowed w/Rest., Rentals</b>			5				Door Height:
Grand Total:	775 sq. ft.	<b>Allwd w/Restrctns</b>			6				
		Basement: <b>None</b>			7				
					8				

Listing Broker(s): **Century 21 Coastal Realty Ltd.**

**Do not miss out on this steal of a deal. Centrally located 1 bedroom/1 bathroom ground floor unit. In good livable condition. Laminate flooring throughout. In suite laundry. Perfect for investors or first time buyers. Private area surrounded by trees yet walking distance to skytrain, shopping, hospital and much more. Foreclosure property, sold as is where is.**



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**Active**  
**R2011302**

Board: F  
 Apartment/Condo

**106 7175 134 STREET**

Surrey  
 West Newton  
 V3W 4T1

Residential Attached

**\$109,900 (LP)**

(SP)



Sold Date:	Frontage (feet): <b>0.00</b>	Original Price: <b>\$129,000</b>
Meas. Type: <b>Feet</b>	Frontage (metres): <b>0.00</b>	Approx. Year Built: <b>1987</b>
Depth / Size (ft.): <b>00</b>	Bedrooms: <b>1</b>	Age: <b>29</b>
Lot Area (sq.ft.): <b>0.00</b>	Bathrooms: <b>1</b>	Zoning: <b>MR-45</b>
Flood Plain: <b>No</b>	Full Baths: <b>1</b>	Gross Taxes: <b>\$905.00</b>
Approval Req?:	Half Baths: <b>0</b>	For Tax Year: <b>2015</b>
Exposure:	Maint. Fee: <b>\$260.63</b>	Tax Inc. Utilities?: <b>No</b>
If new, GST/HST inc?:		P.I.D.: <b>005-030-625</b>
Mgmt. Co's Name:		
Mgmt. Co's Phone:		
View: <b>No :</b>		
Complex / Subdiv:		
Services Connected: <b>Electricity, Sanitary Sewer, Storm Sewer, Water</b>		

Style of Home: **Ground Level Unit**  
 Construction: **Frame - Wood**  
 Exterior: **Mixed, Vinyl**  
 Foundation: **Concrete Perimeter**  
 Rain Screen:  
 Renovations:  
 Water Supply: **City/Municipal**  
 Fireplace Fuel:  
 Fuel/Heating: **Electric**  
 Outdoor Area: **Balcony(s)**  
 Type of Roof: **Other**

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

Total Parking: **1** Covered Parking: **1** Parking Access:  
 Parking: **Garage; Underground**  
 Locker:  
 Dist. to Public Transit:  
 Units in Development:  
 Title to Land: **Freehold Strata**  
 Seller's Interest: **Court Ordered Sale**  
 Property Disc.: **No**  
 Fixtures Leased: **No :**  
 Fixtures Rmvd: **No :**  
 Floor Finish:

Maint Fee Inc: **Garbage Pickup, Gardening, Management**  
 Legal: **PL NW2460STRATA LT 4 SEC 17 TWP 2 NEW WESTMINSTER DISTRICT.**

Amenities: **In Suite Laundry, Sauna/Steam Room, Wheelchair Access**

Site Influences:  
 Features:

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Living Room	14' x 12'			x			x
Main	Dining Room	10' x 9'			x			x
Main	Kitchen	9' x 8'			x			x
Main	Bedroom	13' x 12'			x			x
Main	Laundry	7' x 5'			x			x
		x			x			x
		x			x			x
		x			x			x
		x			x			x
		x			x			x

Finished Floor (Main): <b>730</b>	# of Rooms: <b>5</b>	# of Kitchens: <b>1</b>	# of Levels: <b>1</b>	Bath	Floor	# of Pieces	Ensuite?	Outbuildings
Finished Floor (Above): <b>0</b>	Crawl/Bsmt. Height:			1	Main	4	No	Barn:
Finished Floor (Below): <b>0</b>	Restricted Age:			2				Workshop/Shed:
Finished Floor (Basement): <b>0</b>	# of Pets:	Cats:	Dogs:	3				Pool:
Finished Floor (Total): <b>730 sq. ft.</b>	# or % of Rentals Allowed:			4				Garage Sz:
	Bylaw Restrict: <b>Pets Allowed w/Rest., Rentals</b>			5				Door Height:
Unfinished Floor: <b>0</b>	<b>Allwd w/Restrctns</b>			6				
Grand Total: <b>730 sq. ft.</b>	Basement: <b>None</b>			7				
				8				

Listing Broker(s): **Sutton Premier Realty**

**One bedroom condo in very convenient location. Close to transit and shopping. It needs lots of clean up and cosmetic work. Court order sale and being sold "as is where is"**



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**Active**  
**R2024723**

Board: F  
 Apartment/Condo

**111 12733 72 AVENUE**

Surrey  
 West Newton  
 V3W 2M7

Residential Attached

**\$110,000** (LP)

(SP)



Sold Date: Frontage (feet): Original Price: **\$110,000**  
 Meas. Type: Frontage (metres): Approx. Year Built: **1996**  
 Depth / Size (ft.): Bedrooms: **1** Age: **20**  
 Lot Area (sq.ft.): **0.00** Bathrooms: **1** Zoning: **CD**  
 Flood Plain: Full Baths: **1** Gross Taxes: **\$927.94**  
 Approval Req?: Half Baths: **0** For Tax Year: **2014**  
 Exposure: **West** Maint. Fee: **\$179.24** Tax Inc. Utilities?: **No**  
 If new, GST/HST inc?: P.I.D.: **018-952-020**  
 Mgmt. Co's Name: **Pacific Quorum**  
 Mgmt. Co's Phone: **604-635-0260**  
 View: **No :**  
 Complex / Subdiv: **Newton Park**  
 Services Connected: **Electricity, Natural Gas, Sanitary Sewer, Water**

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

Reno. Year:  
 R.I. Plumbing:  
 R.I. Fireplaces:  
 # of Fireplaces: **1**

Total Parking: **1** Covered Parking: **1** Parking Access:  
 Parking: **Garage; Underground, Visitor Parking**  
 Locker: **Y**  
 Dist. to Public Transit: **1 BLK** Dist. to School Bus: **2 BLKS**  
 Units in Development: **125** Total Units in Strata: **125**  
 Title to Land: **Freehold Strata**  
 Seller's Interest: **Court Ordered Sale**  
 Property Disc.: **No**  
 Fixtures Leased: **No :**  
 Fixtures Rmvd: **No :**  
 Floor Finish: **Wall/Wall/Mixed**

Maint Fee Inc: **Caretaker, Garbage Pickup, Gardening, Gas, Hot Water, Management, Recreation Facility, Snow removal**  
 Legal: **PL LMS1634 LT 8 LD 36 SEC 19 TWP 2 PART SE 1/4, TOGETHER WITH AN INTEREST IN THE COMMON PROPERTY IN PROPORTION TO THE UNIT ENTITLEMENT**

Amenities: **Club House, In Suite Laundry**

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

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Kitchen	9'6 x 8'11			x			x
Main	Living Room	10'11 x 18'8			x			x
Main	Master Bedroom	13'4 x 10'6			x			x
Main	Laundry	7'11 x 4'7			x			x
		x			x			x
		x			x			x
		x			x			x
		x			x			x
		x			x			x
		x			x			x

Finished Floor (Main):	<b>661</b>	# of Rooms: <b>4</b>	# of Kitchens: <b>1</b>	# of Levels: <b>1</b>	Bath	Floor	# of Pieces	Ensuite?	Outbuildings
Finished Floor (Above):	<b>0</b>	Crawl/Bsmt. Height:			1	Main	<b>4</b>	<b>No</b>	Barn:
Finished Floor (Below):	<b>0</b>	Restricted Age:			2				Workshop/Shed:
Finished Floor (Basement):	<b>0</b>	# of Pets: <b>2</b>	Cats: <b>Y</b>	Dogs: <b>Y</b>	3				Pool:
Finished Floor (Total):	<b>661 sq. ft.</b>	# or % of Rentals Allowed: <b>31</b>			4				Garage Sz:
		Bylaw Restrict: <b>Pets Allowed w/Rest., Rentals</b>			5				Door Height:
Unfinished Floor:	<b>0</b>	<b>Allwd w/Restrctns</b>			6				
Grand Total:	<b>661 sq. ft.</b>	Basement: <b>None</b>			7				
					8				

Listing Broker(s): **Macdonald Realty (152)**

**You found it. West facing ground floor unit with large patio. This one bedroom is perfect for the first time buyer or the investor. Enjoy the setting sun on the quiet side of the building, backing onto treed area. Features include insuite laundry, large living area with gas fireplace and more. This is a rainscreened building, a major plus when buying a condo! Call today for viewing!**



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**Active**  
**R2021401**

Board: F  
 Apartment/Condo

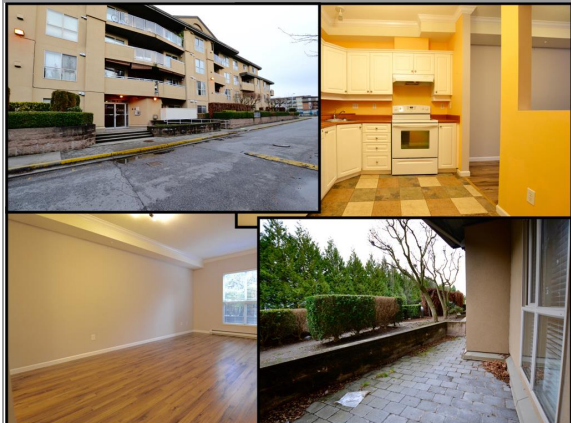
**103 13780 76 AVENUE**

Surrey  
 East Newton  
 V3W 1E5

Residential Attached

**\$139,900** (LP)

(SP)



Sold Date: Frontage (feet): Original Price: **\$139,900**  
 Meas. Type: Frontage (metres): Approx. Year Built: **1997**  
 Depth / Size (ft.): Bedrooms: **2** Age: **18**  
 Lot Area (sq.ft.): **0.00** Bathrooms: **2** Zoning: **CD**  
 Flood Plain: Full Baths: **2** Gross Taxes: **\$1,076.10**  
 Approval Req?: Half Baths: **0** For Tax Year: **2015**  
 Exposure: **West** Maint. Fee: **\$274.54** Tax Inc. Utilities?: **No**  
 If new, GST/HST inc?: P.I.D.: **023-883-065**  
 Mgmt. Co's Name: **Teamwork PM**  
 Mgmt. Co's Phone: **604-854-1734**  
 View: **No :**  
 Complex / Subdiv: **Earl's Court**  
 Services Connected: **Electricity, Sanitary Sewer, Water**

Style of Home: **Ground Level Unit, Inside Unit**

Construction: **Frame - Wood**  
 Exterior: **Stucco**  
 Foundation: **Concrete Perimeter**  
 Rain Screen: **No**  
 Renovations:  
 Water Supply: **City/Municipal**  
 Fireplace Fuel: **Gas - Natural**  
 Fuel/Heating: **Baseboard, Electric**  
 Outdoor Area: **Patio(s)**  
 Type of Roof: **Tar & Gravel**

Reno. Year:  
 R.I. Plumbing:  
 R.I. Fireplaces:  
 # of Fireplaces: **1**

Total Parking: **2** Covered Parking: **2** Parking Access:  
 Parking: **Garage Underbuilding**  
 Locker: **Y**  
 Dist. to Public Transit: **1 BLK** Dist. to School Bus: **1 BLK**  
 Units in Development: **48** Total Units in Strata: **48**  
 Title to Land: **Freehold Strata**  
 Seller's Interest: **Court Ordered Sale**  
 Property Disc.: **No**  
 Fixtures Leased: **No :**  
 Fixtures Rmvd: **No :**  
 Floor Finish: **Laminate, Tile**

Maint Fee Inc: **Garbage Pickup, Gardening, Gas, Management, Water**  
 Legal: **PL LMS2915 LT 10 LD 36 SEC 21 TWP 2 STRATA.**

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

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

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Kitchen	8'3 x 9'1			x			x
Main	Living Room	17'7 x 12'8			x			x
Main	Master Bedroom	14' x 11'2			x			x
Main	Walk-In Closet	7'11 x 3'7			x			x
Main	Bedroom	9'8 x 10'6			x			x
		x			x			x
		x			x			x
		x			x			x
		x			x			x
		x			x			x

Finished Floor (Main):	877	# of Rooms: 5	# of Kitchens: 1	# of Levels: 1	Bath	Floor	# of Pieces	Ensuite?	Outbuildings
Finished Floor (Above):	0	Crawl/Bsmt. Height:			1	Main	4	Yes	Barn:
Finished Floor (Below):	0	Restricted Age:			2	Main	4	No	Workshop/Shed:
Finished Floor (Basement):	0	# of Pets: 1	Cats: Y	Dogs: N	3				Pool:
Finished Floor (Total):	877 sq. ft.	# or % of Rentals Allowed:			4				Garage Sz:
Unfinished Floor:	0	Bylaw Restrict: <b>Pets Allowed w/Rest., Rentals Allowed</b>			5				Door Height:
Grand Total:	877 sq. ft.	Basement: <b>None</b>			6				
					7				
					8				

Listing Broker(s): **Macdonald Realty (152)**

**Located just half a block from King's Cross shopping mall, this 2 bedroom 2 bath GROUND FLOOR unit is perfect many walks of people. Featuring 2 parking stalls, a large private patio, and all in a quiet location, this home is priced to sell. Walk to Superstore, restaurants, shopping and more. Come check out this beauty today!**





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**Active**  
**R2014964**

Board: F  
 Apartment/Condo

## 705 10523 UNIVERSITY DRIVE

North Surrey  
 Whalley  
 V3T 5T8

Residential Attached

**\$147,900** (LP)

(SP)



Sold Date:	Frontage (feet):	Original Price: <b>\$168,000</b>
Meas. Type:	Frontage (metres):	Approx. Year Built: <b>1995</b>
Depth / Size (ft.):	Bedrooms: <b>1</b>	Age: <b>21</b>
Lot Area (sq.ft.): <b>0.00</b>	Bathrooms: <b>1</b>	Zoning: <b>MF</b>
Flood Plain: <b>No</b>	Full Baths: <b>1</b>	Gross Taxes: <b>\$1,178.61</b>
Approval Req?:	Half Baths: <b>0</b>	For Tax Year: <b>2015</b>
Exposure:	Maint. Fee: <b>\$279.98</b>	Tax Inc. Utilities?: <b>No</b>
If new, GST/HST inc?:		P.I.D.: <b>018-935-541</b>
Mgmt. Co's Name: <b>DORSET</b>		
Mgmt. Co's Phone: <b>604-270-1711</b>		
View: <b>Yes: EASTERN VIEW</b>		
Complex / Subdiv:		
Services Connected: <b>Electricity, Sanitary Sewer, Water</b>		

Style of Home: **Corner Unit**  
 Construction: **Concrete**  
 Exterior: **Concrete**  
 Foundation: **Concrete Perimeter**  
 Rain Screen:  
 Renovations:  
 Water Supply: **City/Municipal**  
 Fireplace Fuel: **None**  
 Fuel/Heating: **Baseboard, Electric**  
 Outdoor Area: **Balcony(s)**  
 Type of Roof: **Other**

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

Total Parking: **1** Covered Parking: **1** Parking Access:  
 Parking: **Garage; Underground**  
 Locker:  
 Dist. to Public Transit:  
 Units in Development:  
 Title to Land: **Freehold Strata**  
 Seller's Interest: **Court Ordered Sale**  
 Property Disc.: **No**  
 Fixtures Leased: **No**  
 Fixtures Rmvd: **No**  
 Floor Finish:

Maint Fee Inc: **Management**  
 Legal: **PL LMS1328 LT 127 BLK 5N LD 36 SEC 22 RNG 2W TOGETHER WITH AN INTEREST IN THE COMMON PROPERTY IN PROPORTION TO THE UNIT ENTITLEMENT OF THE STRATA**  
 Amenities: **Club House**

Site Influences:  
 Features:

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Kitchen	9' x 7'			x			x
Main	Living Room	12' x 12'			x			x
Main	Dining Room	12' x 8'5"			x			x
Main	Master Bedroom	12' x 10'			x			x
Main	Den	12' x 8'			x			x
		x			x			x
		x			x			x
		x			x			x
		x			x			x
		x			x			x

Finished Floor (Main):	<b>694</b>	# of Rooms: <b>5</b>	# of Kitchens: <b>1</b>	# of Levels: <b>1</b>	Bath	Floor	# of Pieces	Ensuite?	Outbuildings
Finished Floor (Above):	<b>0</b>	Crawl/Bsmt. Height:			1	<b>Main</b>	<b>3</b>	<b>No</b>	Barn:
Finished Floor (Below):	<b>0</b>	Restricted Age:			2				Workshop/Shed:
Finished Floor (Basement):	<b>0</b>	# of Pets:	Cats:	Dogs:	3				Pool:
Finished Floor (Total):	<b>694 sq. ft.</b>	# or % of Rentals Allowed:			4				Garage Sz:
Unfinished Floor:	<b>0</b>	Bylaw Restrict: <b>Pets Allowed w/Rest., Rentals Not Allowed</b>			5				Door Height:
Grand Total:	<b>694 sq. ft.</b>	Basement: <b>None</b>			6				
					7				
					8				

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

**Court Ordered Sale. 7th floor one bedroom and den condo in a concrete high rise. This home is central to Skytrain, shopping and Surrey Central and new and upcoming area.**



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**Active**  
**R2019084**

Board: F  
 Apartment/Condo

**314 9682 134 STREET**

North Surrey  
 Whalley  
 V3T 5L6

Residential Attached

**\$155,000 (LP)**

(SP)



Sold Date:  
 Meas. Type:  
 Depth / Size (ft.):  
 Lot Area (sq.ft.): **0.00**  
 Flood Plain: **No**  
 Approval Req?:  
 Exposure:  
 If new, GST/HST inc?:  
 Mgmt. Co's Name:  
 Mgmt. Co's Phone:

Frontage (feet):  
 Frontage (metres):  
 Bedrooms: **2**  
 Bathrooms: **1**  
 Full Baths: **1**  
 Half Baths: **0**  
 Maint. Fee: **\$268.38**

Original Price: **\$155,000**  
 Approx. Year Built: **1985**  
 Age: **30**  
 Zoning: **RM-70**  
 Gross Taxes: **\$1,029.50**  
 For Tax Year: **2015**  
 Tax Inc. Utilities?: **No**  
 P.I.D.: **005-692-369**

View: **No :**  
 Complex / Subdiv: **Parkwoods Elm Building**  
 Services Connected: **Electricity, Natural Gas, Sanitary Sewer, Storm Sewer, Water**

Style of Home: **Corner Unit**  
 Construction: **Frame - Wood**  
 Exterior: **Mixed, Stucco**  
 Foundation: **Concrete Perimeter**  
 Rain Screen:  
 Renovations:  
 Water Supply: **City/Municipal**  
 Fireplace Fuel: **Gas - Natural**  
 Fuel/Heating: **Electric, Natural Gas**  
 Outdoor Area: **Balcony(s)**  
 Type of Roof: **Tar & Gravel**

Reno. Year:  
 R.I. Plumbing:  
 R.I. Fireplaces:  
 # of Fireplaces: **1**

Total Parking: Covered Parking: Parking Access:  
 Parking: **Garage; Underground**  
 Locker:  
 Dist. to Public Transit:  
 Units in Development:  
 Title to Land: **Freehold Strata**  
 Seller's Interest: **Court Ordered Sale**  
 Property Disc.: **No**  
 Fixtures Leased: **No :**  
 Fixtures Rmvd: **No :**  
 Floor Finish:

Maint Fee Inc: **Garbage Pickup, Gardening, Gas, Hot Water, Management, Recreation Facility**  
 Legal: **STRATA PL NWS2495 STRATA LT 50 SEC 34 NORTH BLOCK 5 NEW WESTMINSTER DISTRICT RNG 2 STRATA LOT AS SHOWN ON FORM 1.**

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

Site Influences:  
 Features:

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Living Room	20' x 13'			x			x
Main	Kitchen	9' x 8'			x			x
Main	Master Bedroom	14' x 10'			x			x
Main	Bedroom	14' x 9'			x			x
Main	Walk-In Closet	6' x 5'			x			x
		x			x			x
		x			x			x
		x			x			x
		x			x			x
		x			x			x

Finished Floor (Main):	<b>1,012</b>	# of Rooms: <b>5</b>	# of Kitchens: <b>1</b>	# of Levels: <b>1</b>	Bath	Floor	# of Pieces	Ensuite?	Outbuildings
Finished Floor (Above):	<b>0</b>	Crawl/Bsmt. Height:			1	Main	<b>4</b>	<b>No</b>	Barn:
Finished Floor (Below):	<b>0</b>	Restricted Age:			2				Workshop/Shed:
Finished Floor (Basement):	<b>0</b>	# of Pets:	Cats:	Dogs:	3				Pool:
Finished Floor (Total):	<b>1,012 sq. ft.</b>	# or % of Rentals Allowed:			4				Garage Sz:
Unfinished Floor:	<b>0</b>	Bylaw Restrict: <b>Rentals Allwd w/Restrctns</b>			5				Door Height:
Grand Total:	<b>1,012 sq. ft.</b>	Basement: <b>None</b>			6				
					7				
					8				

Listing Broker(s): **Sutton Group - Seafair Realty**

**Bright and quiet corner unit in "Parkwoods" Elm Building. Two large bedrooms and a bathroom. Large and spacious floor plan at 1,012 sq. ft. Cozy gas fireplace perfect for entertaining. This building is situated in a great, central location close to Central City Shopping Centre, SFU campus, Surrey Memorial Hospital and Skytrain. Call today to view!**



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**Active**  
**R2020920**

Board: F  
 Apartment/Condo

**203 10675 138A STREET**

North Surrey  
 Whalley  
 V3T 4L2

Residential Attached

**\$159,000 (LP)**

(SP)



Sold Date: Frontage (feet): Original Price: **\$165,000**  
 Meas. Type: Frontage (metres): Approx. Year Built: **1995**  
 Depth / Size (ft.): Bedrooms: **2** Age: **21**  
 Lot Area (sq.ft.): **0.00** Bathrooms: **2** Zoning: **RES**  
 Flood Plain: Full Baths: **2** Gross Taxes: **\$1,138.00**  
 Approval Req?: **No** Half Baths: **0** For Tax Year: **2015**  
 Exposure: **South** Maint. Fee: **\$335.00** Tax Inc. Utilities?: **No**  
 If new, GST/HST inc?: P.I.D.: **018-401-996**  
 Mgmt. Co's Name: **Re/max Management**  
 Mgmt. Co's Phone: **604-821-2999**  
 View: **:**  
 Complex / Subdiv: **Crestview Gardens**  
 Services Connected: **Electricity, Natural Gas, Sanitary Sewer, Storm Sewer, Water**

Style of Home: **Corner Unit, End Unit**  
 Construction: **Frame - Wood**  
 Exterior: **Mixed**  
 Foundation: **Concrete Perimeter**  
 Rain Screen: **Full**  
 Renovations:  
 Water Supply: **City/Municipal**  
 Fireplace Fuel: **Gas - Natural**  
 Fuel/Heating: **Electric**  
 Outdoor Area: **Balcony(s)**  
 Type of Roof: **Torch-On**

Reno. Year:  
 R.I. Plumbing:  
 R.I. Fireplaces:  
 # of Fireplaces: **1**

Total Parking: **1** Covered Parking: **1** Parking Access:  
 Parking: **Garage; Underground**  
 Locker: **Y**  
 Dist. to Public Transit: **2 Blks**  
 Units in Development: **52** Dist. to School Bus:  
 Title to Land: **Freehold Strata** Total Units in Strata: **52**  
 Seller's Interest: **Court Ordered Sale**  
 Property Disc.: **No**  
 Fixtures Leased: **No**  
 Fixtures Rmvd: **No**  
 Floor Finish: **Laminate, Wall/Wall/Mixed**

Maint Fee Inc: **Caretaker, Gardening, Gas, Hot Water, Management, Recreation Facility**  
 Legal: **SL 37 SEC 23 B5N R2W LMS 1024**

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

Site Influences: **Central Location, Cul-de-Sac, Shopping Nearby**  
 Features: **Dishwasher, Disposal - Waste**

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Living Room	12' x 16'			x			x
Main	Dining Room	8' x 10'			x			x
Main	Kitchen	10' x 10'			x			x
Main	Master Bedroom	11' x 13'			x			x
Main	Bedroom	8' x 9'			x			x
		x			x			x
		x			x			x
		x			x			x
		x			x			x
		x			x			x

Finished Floor (Main):	<b>870</b>	# of Rooms:	<b>5</b>	# of Kitchens:	<b>1</b>	# of Levels:	<b>1</b>	Bath	Floor	# of Pieces	Ensuite?	Outbuildings
Finished Floor (Above):	<b>0</b>	Crawl/Bsmt. Height:						1	Main	<b>4</b>	<b>Yes</b>	Barn:
Finished Floor (Below):	<b>0</b>	Restricted Age:						2	Main	<b>4</b>	<b>No</b>	Workshop/Shed:
Finished Floor (Basement):	<b>0</b>	# of Pets:		Cats:		Dogs:		3				Pool:
Finished Floor (Total):	<b>870 sq. ft.</b>	# or % of Rentals Allowed:						4				Garage Sz:
		Bylaw Restrict:	<b>Pets Allowed w/Rest., Rentals</b>					5				Door Height:
Unfinished Floor:	<b>0</b>	<b>Allwd w/Restrctns</b>						6				
Grand Total:	<b>870 sq. ft.</b>	Basement:	<b>None</b>					7				
								8				

Listing Broker(s): **RE/MAX Performance Realty**

**CRESTVIEW GARDENS! Attractive 2 bedroom 2 bath plan in the best location in the building with windows on 3 sides - East, South, and West. Sunny with loads of natural light. Modern decor through out. Features include granite kitchen counters, laminate floors, gas fire place, in-suite laundry, and south facing balcony. The building has a newer roof and is rain screened. Gas and hot water are included in the strata fee. Walk to Surrey city center, bus, sky train, mall, shopping, library, schools and parks. Call and view today!**



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**Active**  
**R2029580**

Board: F  
 Townhouse

**812 10620 150 STREET**

North Surrey  
 Guildford  
 V3R 7K3

Residential Attached

**\$167,900** (LP)

(SP)



Sold Date:  
 Meas. Type:  
 Depth / Size (ft.):  
 Lot Area (sq.ft.): **0.00**  
 Flood Plain: **No**  
 Approval Req?:  
 Exposure:  
 If new, GST/HST inc?:  
 Mgmt. Co's Name:  
 Mgmt. Co's Phone:  
 View: :

Frontage (feet):  
 Frontage (metres):  
 Bedrooms: **2**  
 Bathrooms: **2**  
 Full Baths: **2**  
 Half Baths: **0**  
 Maint. Fee: **\$275.00**

Original Price: **\$167,900**  
 Approx. Year Built: **1980**  
 Age: **36**  
 Zoning: **MF**  
 Gross Taxes: **\$1,177.69**  
 For Tax Year: **2015**  
 Tax Inc. Utilities?: **No**  
 P.I.D.: **001-842-595**

Complex / Subdiv: **LINCOLN'S GATE**  
 Services Connected: **Electricity, Sanitary Sewer, Water**

Style of Home: **1 Storey**  
 Construction: **Frame - Wood**  
 Exterior: **Wood**  
 Foundation: **Concrete Slab**  
 Rain Screen:  
 Renovations:  
 Water Supply: **City/Municipal**  
 Fireplace Fuel: **Wood**  
 Fuel/Heating: **Baseboard, Electric**  
 Outdoor Area: **Patio(s)**  
 Type of Roof: **Fibreglass**

Reno. Year:  
 R.I. Plumbing:  
 R.I. Fireplaces:  
 # of Fireplaces: **1**

Total Parking: **1** Covered Parking: **0** Parking Access: **Front**  
 Parking: **Open**  
 Locker: **N**  
 Dist. to School Bus:  
 Total Units in Strata: **336**  
 Dist. to Public Transit:  
 Units in Development:  
 Title to Land: **Freehold Strata**  
 Seller's Interest: **Court Ordered Sale**  
 Property Disc.: **No**  
 Fixtures Leased: :  
 Fixtures Rmvd: **Yes: DINING ROOM CHANDELIER**  
 Floor Finish: **Mixed**

Maint Fee Inc: **Garbage Pickup, Gardening, Management, Recreation Facility, Snow removal**  
 Legal: **PL NWS1581 LT 61 LD 36 SEC 20 RNG 1 TOGETHER WITH AN INTEREST IN THE COMMON PROPERTY IN PROPORTION TO THE UNIT ENTITLEMENT OF THE STRATA LOT AS SHOWN ON FORM 1 OR V.**

Amenities: **Exercise Centre, In Suite Laundry, Pool; Outdoor, Recreation Center**

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

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Living Room	16' x 13'			x			x
Main	Dining Room	10' x 8'			x			x
Main	Kitchen	8' x 7'			x			x
Main	Master Bedroom	15' x 11'			x			x
Main	Bedroom	14' x 10'			x			x
Main	Storage	6' x 4'			x			x
		x			x			x
		x			x			x
		x			x			x
		x			x			x

Finished Floor (Main):	997	# of Rooms: 6	# of Kitchens: 1	# of Levels: 1	Bath	Floor	# of Pieces	Ensuite?	Outbuildings
Finished Floor (Above):	0	Crawl/Bsmt. Height:			1	Main	4	Yes	Barn:
Finished Floor (Below):	0	Restricted Age:			2	Main	4	No	Workshop/Shed:
Finished Floor (Basement):	0	# of Pets:	Cats:	Dogs:	3				Pool:
Finished Floor (Total):	997 sq. ft.	# or % of Rentals Allowed:			4				Garage Sz:
		Bylaw Restrict: <b>Pets Allowed w/Rest., Rentals Allowed</b>			5				Door Height:
Unfinished Floor:	0	Basement: <b>None</b>			6				
Grand Total:	997 sq. ft.				7				
					8				

Listing Broker(s): **RE/MAX Crest Realty**

**Ground level unit in Lincoln's Gate with no stairs to climb. One of the larger units tucked away where it's quiet in the back of the complex. 2 bedrooms and 2 full baths. Complex has outdoor pool, Jacuzzi, sauna and exercise centre. Newer roof and gutters in 2006 including plywood and fascia boards. Pets allowed with restrictions and no problem with rentals in the complex. Located close to the mall and Guildford Town Centre, with all the amenities you can think of. Great investment...**





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**Active**  
**R2007263**

Board: F  
 Apartment/Condo

**306 7435 121A STREET**

Surrey  
 West Newton  
 V3W 0W8

Residential Attached

**\$189,900 (LP)**

(SP)



Sold Date:  
 Meas. Type: **Feet**  
 Depth / Size (ft.): **0**  
 Lot Area (sq.ft.): **0.00**  
 Flood Plain: **No**  
 Approval Req?:  
 Exposure:  
 If new, GST/HST inc?:  
 Mgmt. Co's Name:  
 Mgmt. Co's Phone:  
 View: **Yes: Greenbelt**  
 Complex / Subdiv:  
 Services Connected: **Electricity, Natural Gas, Sanitary Sewer, Water**

Frontage (feet): **0.00**  
 Frontage (metres): **0.00**  
 Bedrooms: **2**  
 Bathrooms: **2**  
 Full Baths: **2**  
 Half Baths: **0**  
 Maint. Fee: **\$330.00**

Original Price: **\$199,900**  
 Approx. Year Built: **1994**  
 Age: **22**  
 Zoning: **MF**  
 Gross Taxes: **\$1,349.15**  
 For Tax Year: **2015**  
 Tax Inc. Utilities?: **No**  
 P.I.D.: **018-768-296**

Style of Home: **Corner Unit**  
 Construction: **Frame - Wood**  
 Exterior: **Stucco**  
 Foundation: **Concrete Perimeter**  
 Rain Screen:  
 Renovations:  
 Water Supply: **City/Municipal**  
 Fireplace Fuel: **Gas - Natural**  
 Fuel/Heating: **Hot Water, Natural Gas**  
 Outdoor Area: **Balcny(s) Patio(s) Dck(s)**  
 Type of Roof: **Asphalt, Tar & Gravel**

Reno. Year:  
 R.I. Plumbing:  
 R.I. Fireplaces:  
 # of Fireplaces: **1**

Total Parking: **2** Covered Parking: **2** Parking Access: **Front**  
 Parking: **Garage Underbuilding**  
 Locker:  
 Dist. to School Bus:  
 Total Units in Strata:  
 Dist. to Public Transit:  
 Units in Development:  
 Title to Land: **Freehold Strata**  
 Seller's Interest: **Court Ordered Sale**  
 Property Disc.: **No**  
 Fixtures Leased: **No**  
 Fixtures Rmvd: **Yes: TBD**  
 Floor Finish:

Maint Fee Inc: **Caretaker, Garbage Pickup, Gardening, Gas, Management, Recreation Facility**  
 Legal: **PL LMS1422 LT 46 LD 36 SEC 19 TWP 2 ENTITLEMENT OF THE STRATA LOT AS SHOWN ON FORM 1**

Amenities: **Elevator, Garden**

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

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Living Room	15' x 15'			x			x
Main	Kitchen	12' x 9'			x			x
Main	Dining Room	18' x 9'			x			x
Main	Master Bedroom	14' x 12'			x			x
Main	Bedroom	10' x 10'			x			x
		x			x			x
		x			x			x
		x			x			x
		x			x			x
		x			x			x

Finished Floor (Main):	<b>1,140</b>	# of Rooms: <b>5</b>	# of Kitchens: <b>1</b>	# of Levels: <b>1</b>	Bath	Floor	# of Pieces	Ensuite?	Outbuildings
Finished Floor (Above):	<b>0</b>	Crawl/Bsmt. Height:			1	Main	<b>4</b>	<b>Yes</b>	Barn:
Finished Floor (Below):	<b>0</b>	Restricted Age:			2	Main	<b>3</b>	<b>No</b>	Workshop/Shed:
Finished Floor (Basement):	<b>0</b>	# of Pets: <b>1</b>	Cats: <b>Y</b>	Dogs: <b>Y</b>	3				Pool:
Finished Floor (Total):	<b>1,140 sq. ft.</b>	# or % of Rentals Allowed:			4				Garage Sz:
Unfinished Floor:	<b>0</b>	Bylaw Restrict: <b>Pets Allowed w/Rest., Rentals Not Allowed</b>			5				Door Height:
Grand Total:	<b>1,140 sq. ft.</b>	Basement: <b>None</b>			6				
					7				
					8				

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

**Great location close to everything - shopping, transit, parks, entertainment, restaurants and more. Large 2 bedroom, 2 bathroom and 2 parking stalls. Very large master bedroom with a sitting area and an ensuite. 1140 sqft bright unit with a gas fireplace. Pets allowed with restrictions (1 dog or cat). Large open patio perfect for entertaining and BBQ's.**



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**Active**  
**R2013766**

Board: F  
 Apartment/Condo

**417 13339 102A AVENUE**

North Surrey  
 Whalley  
 V3T 0C5

Residential Attached

**\$192,900 (LP)**

(SP)



Sold Date: Frontage (feet): Original Price: **\$209,900**  
 Meas. Type: Frontage (metres): Approx. Year Built: **2009**  
 Depth / Size (ft.): Bedrooms: **1** Age: **7**  
 Lot Area (sq.ft.): **0.00** Bathrooms: **1** Zoning: **CD**  
 Flood Plain: **No** Full Baths: **1** Gross Taxes: **\$1,289.98**  
 Approval Req?: Half Baths: **0** For Tax Year: **2015**  
 Exposure: **West** Maint. Fee: **\$189.00** Tax Inc. Utilities?: **No**  
 If new, GST/HST inc?: P.I.D.: **027-954-285**  
 Mgmt. Co's Name: **Baywest**  
 Mgmt. Co's Phone: **604-591-6060**  
 View: **No :**  
 Complex / Subdiv: **ELEMENT**  
 Services Connected: **Electricity, Sanitary Sewer, Storm Sewer, Water**

Style of Home: **Upper Unit**  
 Construction: **Frame - Wood**  
 Exterior: **Mixed, Vinyl**  
 Foundation: **Concrete Perimeter**  
 Rain Screen:  
 Renovations:  
 Water Supply: **City/Municipal**  
 Fireplace Fuel: **None**  
 Fuel/Heating: **Baseboard, Electric**  
 Outdoor Area: **Balcony(s)**  
 Type of Roof: **Other**

Reno. Year:  
 R.I. Plumbing: **No**  
 R.I. Fireplaces: **0**  
 # of Fireplaces: **0**

Total Parking: **1** Covered Parking: **1** Parking Access: **Side**  
 Parking: **Garage; Underground**  
 Locker: **Y**  
 Dist. to Public Transit: **2** Dist. to School Bus: **3**  
 Units in Development: Total Units in Strata: **71**  
 Title to Land: **Freehold Strata**  
 Seller's Interest: **Court Ordered Sale**  
 Property Disc.: **No**  
 Fixtures Leased: **No :**  
 Fixtures Rmvd: **No :**  
 Floor Finish: **Laminate, Mixed, Tile**

Maint Fee Inc: **Caretaker, Garbage Pickup, Gardening, Management, Recreation Facility, Snow removal**  
 Legal: **PL BCS3483 LT 70 BLK 5N LD36 SEC 27 RNG 2W**

Amenities: **Bike Room, Elevator, In Suite Laundry, Recreation Center, Storage**

Site Influences: **Central Location, Recreation Nearby, Shopping Nearby**  
 Features: **Security - RI, Windows - Thermo**

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Living Room	16'9 x 9'9			x			x
Main	Kitchen	9' x 9'			x			x
Main	Bedroom	13' x 9'			x			x
Main	Den	9' x 7'2			x			x
Main	Laundry	4'6 x 4'			x			x
		x			x			x
		x			x			x
		x			x			x
		x			x			x
		x			x			x

Finished Floor (Main):	<b>661</b>	# of Rooms:	<b>5</b>	# of Kitchens:	<b>1</b>	# of Levels:	<b>1</b>	Bath	Floor	# of Pieces	Ensuite?	Outbuildings
Finished Floor (Above):	<b>0</b>	Crawl/Bsmt. Height:						1	Main	<b>4</b>	<b>No</b>	Barn:
Finished Floor (Below):	<b>0</b>	Restricted Age:						2				Workshop/Shed:
Finished Floor (Basement):	<b>0</b>	# of Pets:		Cats:		Dogs:		3				Pool:
Finished Floor (Total):	<b>661 sq. ft.</b>	# or % of Rentals Allowed:						4				Garage Sz:
		Bylaw Restrict:	<b>Pets Allowed w/Rest., Rentals Allowed</b>					5				Door Height:
Unfinished Floor:	<b>0</b>	Basement:	<b>Part</b>					6				
Grand Total:	<b>661 sq. ft.</b>							7				
								8				

Listing Broker(s): **Macdonald Realty (152)**

**No Neighbours Above! Come see this top floor, one bed, one bath unit with a den. Features include everything you would expect in a modern city apartment, high ceilings, laminate flooring, stainless appliances, quartz counter tops, one parking space and one storage locker. All this is located just steps from Surrey Centre Mall, SFU and the Skytrain.**



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**Active**  
**F1446683**

Board: F  
 Apartment/Condo

## 218 13555 GATEWAY DRIVE

North Surrey  
 Whalley  
 V3T 0B5

Residential Attached

**\$199,900** (LP)

(SP)



Sold Date:	Frontage (feet):	Original Price: <b>\$264,000</b>
Meas. Type:	Frontage (metres):	Approx. Year Built: <b>2008</b>
Depth / Size (ft.):	Bedrooms: <b>2</b>	Age: <b>8</b>
Lot Area (sq.ft.): <b>0.00</b>	Bathrooms: <b>1</b>	Zoning: <b>CD</b>
Flood Plain:	Full Baths: <b>1</b>	Gross Taxes: <b>\$1,204.00</b>
Approval Req?:	Half Baths: <b>0</b>	For Tax Year: <b>2014</b>
Exposure:	Maint. Fee: <b>\$252.00</b>	Tax Inc. Utilities?: <b>No</b>
If new, GST/HST inc?:		P.I.D.: <b>027-716-724</b>
Mgmt. Co's Name: <b>Crossroad Management</b>		
Mgmt. Co's Phone: <b>778-578-4445</b>		
View: :		
Complex / Subdiv: <b>EVO</b>		
Services Connected: <b>Electricity, Natural Gas, Water</b>		

Style of Home: **Upper Unit**  
 Construction: **Frame - Wood**  
 Exterior: **Mixed**  
 Foundation: **Concrete Perimeter**  
 Rain Screen: **Full**  
 Renovations:  
 Water Supply: **City/Municipal**  
 Fireplace Fuel:  
 Fuel/Heating: **Baseboard, Electric**  
 Outdoor Area: **Balcony(s)**  
 Type of Roof: **Torch-On**

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

Total Parking: **1** Covered Parking: **1** Parking Access:  
 Parking: **Garage; Underground**  
 Locker:  
 Dist. to Public Transit: **1** Dist. to School Bus: **1**  
 Units in Development:  
 Title to Land: **Freehold Strata** Total Units in Strata:  
 Seller's Interest: **Court Ordered Sale**  
 Property Disc.: **No**  
 Fixtures Leased: :  
 Fixtures Rmvd: **No** :  
 Floor Finish: **Mixed**

Maint Fee Inc: **Caretaker, Garbage Pickup, Gardening, Hot Water, Management, Snow removal**  
 Legal: **PL BCS3188 LT 35 LD 36 SEC 15 RNG 2W TOGETHER WITH AN INTEREST IN THE COMMON PROPERTY IN PROPORTION T**

Amenities: **Elevator**

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

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Living Room	12' x 11'			x			x
Main	Kitchen	9' x 9'			x			x
Main	Dining Room	11' x 8'			x			x
Main	Master Bedroom	11' x 10'			x			x
Main	Bedroom	10' x 10'			x			x
Main	Walk-In Closet	7'8 x 6'			x			x
		x			x			x
		x			x			x
		x			x			x
		x			x			x

Finished Floor (Main):	<b>757</b>	# of Rooms: <b>6</b>	# of Kitchens: <b>1</b>	# of Levels: <b>1</b>	Bath	Floor	# of Pieces	Ensuite?	Outbuildings
Finished Floor (Above):	<b>0</b>	Crawl/Bsmt. Height:			1	Main	<b>4</b>	<b>No</b>	Barn:
Finished Floor (Below):	<b>0</b>	Restricted Age:			2				Workshop/Shed:
Finished Floor (Basement):	<b>0</b>	# of Pets:	Cats:	Dogs:	3				Pool:
Finished Floor (Total):	<b>757 sq. ft.</b>	# or % of Rentals Allowed:			4				Garage Sz:
		Bylaw Restrict: <b>Pets Allowed w/Rest., Rentals</b>			5				Door Height:
Unfinished Floor:	<b>0</b>	<b>Allwd w/Restrctns</b>			6				
Grand Total:	<b>757 sq. ft.</b>	Basement: <b>None</b>			7				
					8				

Listing Broker(s): **Royal Pacific Rlty. (Kingsway)**

**Royal Pacific Rlty. (Kingsway)**

**'EVO' Living. Functional 2 bedroom, 1 full bathroom, second floor suite. Spacious Master bedroom and walk-in closet. Features stainless steel appliances, ensuite laundry and secure underground parking. Close to Skytrain, Central City Mall and SFU Campus.**



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[jmccrone12@gmail.com](mailto:jmccrone12@gmail.com)



**Active**  
**R2015843**

Board: F  
 Apartment/Condo

**104 9865 140 STREET**

North Surrey  
 Whalley  
 V3T 4M4

Residential Attached

**\$207,900** (LP)

(SP)



Sold Date:	Frontage (feet):	Original Price: <b>\$207,900</b>
Meas. Type:	Frontage (metres):	Approx. Year Built: <b>1995</b>
Depth / Size (ft.):	Bedrooms: <b>3</b>	Age: <b>21</b>
Lot Area (sq.ft.): <b>0.00</b>	Bathrooms: <b>2</b>	Zoning: <b>RM4</b>
Flood Plain: <b>No</b>	Full Baths: <b>2</b>	Gross Taxes: <b>\$1,395.76</b>
Approval Req?:	Half Baths: <b>0</b>	For Tax Year: <b>2015</b>
Exposure:	Maint. Fee: <b>\$455.27</b>	Tax Inc. Utilities?: <b>No</b>
If new, GST/HST inc?:		P.I.D.: <b>018-770-461</b>
Mgmt. Co's Name: <b>Stratawest Management Ltd.</b>		
Mgmt. Co's Phone: <b>604-904-9595</b>		
View: :		
Complex / Subdiv: <b>Fraser Court</b>		
Services Connected: <b>Electricity, Natural Gas, Sanitary Sewer, Storm Sewer, Water</b>		

Style of Home: **Ground Level Unit, Other**  
 Construction: **Frame - Wood**  
 Exterior: **Mixed**  
 Foundation: **Concrete Perimeter**  
 Rain Screen:  
 Renovations: **Partly**  
 Water Supply: **City/Municipal**  
 Fireplace Fuel: **Gas - Natural**  
 Fuel/Heating: **Baseboard, Natural Gas**  
 Outdoor Area: **Patio(s)**  
 Type of Roof: **Tar & Gravel**

Reno. Year:  
 R.I. Plumbing:  
 R.I. Fireplaces:  
 # of Fireplaces: **1**

Total Parking: Covered Parking: Parking Access:  
 Parking: **Garage; Underground**  
 Locker:  
 Dist. to Public Transit: **0**  
 Units in Development:  
 Title to Land: **Freehold Strata**  
 Seller's Interest: **Court Ordered Sale**  
 Property Disc.: **No**  
 Fixtures Leased: **No**  
 Fixtures Rmvd: **No**  
 Floor Finish: **Laminate, Tile, Wall/Wall/Mixed**

Maint Fee Inc: **Cable/Satellite, Caretaker, Garbage Pickup, Gardening, Gas, Management, Other, Snow removal**  
 Legal: **PL LMS1427 LT 6 LD 36 SEC 35 RNG 2 STRATA LOT AS SHOWN ON FORM 1**

Amenities: **Bike Room, Elevator, Garden, Guest Suite, In Suite Laundry, Independent living**

Site Influences: **Central Location, Cleared, Recreation Nearby, Shopping Nearby**  
 Features: **Other - See Remarks**

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Living Room	12' x 13'6			x			x
Main	Kitchen	8'0 x 10'0			x			x
Main	Dining Room	8'0 x 11'0			x			x
Main	Eating Area	8' x 9'			x			x
Main	Laundry	6' x 5'			x			x
Main	Master Bedroom	11'8 x 15'0			x			x
Main	Bedroom	9' x 8'			x			x
Main	Walk-In Closet	6' x 6'			x			x
Main	Bedroom	8'3 x 12'0			x			x
		x			x			

Finished Floor (Main):	<b>1,273</b>	# of Rooms: <b>9</b>	# of Kitchens: <b>1</b>	# of Levels: <b>1</b>	Bath	Floor	# of Pieces	Ensuite?	Outbuildings
Finished Floor (Above):	<b>0</b>	Crawl/Bsmt. Height:			1	Main	<b>4</b>	<b>No</b>	Barn:
Finished Floor (Below):	<b>0</b>	Restricted Age:			2	Main	<b>3</b>	<b>Yes</b>	Workshop/Shed:
Finished Floor (Basement):	<b>0</b>	# of Pets:	Cats:	Dogs:	3				Pool:
Finished Floor (Total):	<b>1,273 sq. ft.</b>	# or % of Rentals Allowed:			4				Garage Sz:
Unfinished Floor:	<b>0</b>	Bylaw Restrict: <b>Pets Allowed w/Rest., Rentals</b>			5				Door Height:
Grand Total:	<b>1,273 sq. ft.</b>	<b>Allwd w/Restrctns</b>			6				
		Basement: <b>None</b>			7				
					8				

Listing Broker(s): **Hugh & McKinnon Realty Ltd.**

**SEARCH ENDS HERE! Exquisitely sprawling three bedroom unit with gated secondary private entrance and it own landscaped yard that gives you feel of single family dwelling; no stairs to climb. This units embraces a garden courtyard and walks out into it. Boasts of gas fireplace and well endowed kitchen. Best lineup of amenities in this part of town with stone's throw to Central city mall, SFU, Jim Pattison Outpatient and exceptional amenities. Minutes to major networks and access to all civic centre facilities like the library & city headquarters. Connectivity to transit and other parts of lower mainland. One of the larger units in the general area. Wont last!**





Presented by:  
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**Active**  
**F1441588**

Board: F  
Townhouse

**255 7495 140TH STREET**

Surrey  
East Newton  
V3W 6G5

Residential Attached

**\$216,900** (LP)

(SP)



Sold Date:  
Meas. Type: **Feet**  
Depth / Size (ft.):  
Lot Area (sq.ft.): **0.00**  
Flood Plain: **No**  
Approval Req?:  
Exposure:  
If new, GST/HST inc?:  
Mgmt. Co's Name: **Remax**  
Mgmt. Co's Phone: **604-821-2999**  
View: **No :**  
Complex / Subdiv:  
Services Connected: **Electricity, Natural Gas, Sanitary Sewer, Water**

Frontage (feet):  
Frontage (metres):  
Bedrooms: **3**  
Bathrooms: **2**  
Full Baths: **1**  
Half Baths: **1**  
Maint. Fee: **\$343.20**

Original Price: **\$275,000**  
Approx. Year Built: **1977**  
Age: **39**  
Zoning: **MFD**  
Gross Taxes: **\$1,493.00**  
For Tax Year: **2014**  
Tax Inc. Utilities?: **No**  
P.I.D.: **001-434-888**

Style of Home: **2 Storey**  
Construction: **Frame - Wood**  
Exterior: **Mixed**  
Foundation: **Concrete Perimeter**  
Rain Screen:  
Renovations:  
Water Supply: **City/Municipal**  
Fireplace Fuel: **Wood**  
Fuel/Heating: **Hot Water**  
Outdoor Area: **Patio(s)**  
Type of Roof: **Other**

Reno. Year:  
R.I. Plumbing:  
R.I. Fireplaces: **0**  
# of Fireplaces: **1**

Total Parking: **2** Covered Parking: **1** Parking Access: **Front**  
Parking: **Carport; Single**  
Locker:  
Dist. to Public Transit:  
Units in Development:  
Title to Land: **Freehold Strata**  
Seller's Interest: **Court Ordered Sale**  
Property Disc.: **No**  
Fixtures Leased: **No :**  
Fixtures Rmvd: **No :**  
Floor Finish: **Other**

Maint Fee Inc: **Management**  
Legal: **PL NWS526 LT 255 LD 36 SEC 21 TWP 2 TOGETHER WITH AN INTEREST IN THE COMMON PROPERTY IN PROPORTION TO THE UNIT ENTITLEMENT OF THE STRATA LOT AS SHOWN ON FORM 1**  
Amenities: **Pool; Indoor**

Site Influences:  
Features:

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Kitchen	14' x 8'			x			x
Main	Living Room	19' x 12'			x			x
Main	Dining Room	10' x 10'			x			x
Above	Master Bedroom	16' x 11'			x			x
Above	Bedroom	13' x 9'			x			x
Above	Bedroom	14' x 9'			x			x
		x			x			x
		x			x			x
		x			x			x
		x			x			x

Finished Floor (Main):	<b>775</b>	# of Rooms: <b>6</b>	# of Kitchens: <b>1</b>	# of Levels: <b>2</b>	Bath	Floor	# of Pieces	Ensuite?	Outbuildings
Finished Floor (Above):	<b>775</b>	Crawl/Bsmt. Height:			1	Main	<b>2</b>	<b>No</b>	Barn:
Finished Floor (Below):	<b>0</b>	Restricted Age:			2	Above	<b>3</b>	<b>No</b>	Workshop/Shed:
Finished Floor (Basement):	<b>0</b>	# of Pets:	Cats:	Dogs:	3				Pool:
Finished Floor (Total):	<b>1,550 sq. ft.</b>	# or % of Rentals Allowed:			4				Garage Sz:
Unfinished Floor:	<b>0</b>	Bylaw Restrict: <b>Pets Allowed w/Rest.</b>			5				Door Height:
Grand Total:	<b>1,550 sq. ft.</b>	Basement: <b>None</b>			6				
					7				
					8				

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

**Court Ordered Sale. Glencoe Estates. 1550 sqft 2 level townhome with 3 bedrooms and two baths.**



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**Active**  
**R2003614**

Board: F  
 Apartment/Condo

**606 13399 104 AVENUE**

North Surrey  
 Whalley  
 V3T 0C9

Residential Attached

**\$219,000** (LP)

(SP)



Sold Date:  
 Meas. Type:  
 Depth / Size (ft.):  
 Lot Area (sq.ft.): **0.00**  
 Flood Plain:  
 Approval Req?:  
 Exposure:  
 If new, GST/HST inc?:  
 Mgmt. Co's Name:  
 Mgmt. Co's Phone:  
 View: **No :**

Frontage (feet):  
 Frontage (metres):  
 Bedrooms: **1**  
 Bathrooms: **1**  
 Full Baths: **1**  
 Half Baths: **0**  
 Maint. Fee: **\$347.00**

Original Price: **\$258,500**  
 Approx. Year Built: **2009**  
 Age: **7**  
 Zoning: **CD**  
 Gross Taxes: **\$1,421.39**  
 For Tax Year: **2015**  
 Tax Inc. Utilities?: **No**  
 P.I.D.: **027-926-265**

Complex / Subdiv:  
 Services Connected: **Electricity, Natural Gas, Storm Sewer, Water**

Style of Home: **Corner Unit, Upper Unit**  
 Construction: **Concrete**  
 Exterior: **Concrete, Glass**  
 Foundation: **Concrete Perimeter**  
 Rain Screen:  
 Renovations:  
 Water Supply: **City/Municipal**  
 Fireplace Fuel: **None**  
 Fuel/Heating: **Electric**  
 Outdoor Area: **Balcony(s)**  
 Type of Roof: **Other**

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

Total Parking: **1** Covered Parking: **1** Parking Access:  
 Parking: **Garage; Underground**  
 Locker:  
 Dist. to Public Transit:  
 Units in Development:  
 Title to Land: **Freehold Strata**  
 Seller's Interest: **Court Ordered Sale**  
 Property Disc.: **No**  
 Fixtures Leased: **No :**  
 Fixtures Rmvd: **Yes: "AS IS WHERE IS"**  
 Floor Finish:

Maint Fee Inc: **Gardening, Management, Recreation Facility**  
 Legal: **PL BCS3444 LT 42 BLK 5N LD 36 SEC 22 RNG 2W**

Amenities: **Exercise Centre, In Suite Laundry, Wheelchair Access**

Site Influences:  
 Features:

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Living Room	17'5 x 9'1			x			x
Main	Kitchen	8'6 x 8'			x			x
Main	Dining Room	8' x 6'11			x			x
Main	Den	8'11 x 7'6			x			x
Main	Master Bedroom	12'2 x 12'1			x			x
		x			x			x
		x			x			x
		x			x			x
		x			x			x
		x			x			x

Finished Floor (Main):	790	# of Rooms:5	# of Kitchens: 1	# of Levels: 1	Bath	Floor	# of Pieces	Ensuite?	Outbuildings
Finished Floor (Above):	0	Crawl/Bsmt. Height:			1	Main	4	No	Barn:
Finished Floor (Below):	0	Restricted Age:			2				Workshop/Shed:
Finished Floor (Basement):	0	# of Pets:	Cats:	Dogs:	3				Pool:
Finished Floor (Total):	790 sq. ft.	# or % of Rentals Allowed:			4				Garage Sz:
Unfinished Floor:	0	Bylaw Restrict: <b>Pets Allowed w/Rest., Rentals</b>			5				Door Height:
Grand Total:	790 sq. ft.	<b>Allwd w/Restrctns</b>			6				
		Basement: <b>None</b>			7				
					8				

Listing Broker(s): **Amex - Fraseridge Realty**

**Court Order Sale! South facing, corner unit (lots of natural light in the house) - great lay out, ready to be moved in. Very central location (close to transit, shopping, SFU, Library, City Hall, restaurants, etc. One bedroom and den. Very easy to show. All sizes and ages are approx. only. The Buyer should not rely upon listing information without Buyer independently verifying the information.**



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**Active**  
**R2017731**

Board: F  
 Apartment/Condo

**418 10707 139 STREET**

North Surrey  
 Whalley  
 V3T 0B2

Residential Attached

**\$239,900** (LP)

(SP)



Sold Date: Frontage (feet): Original Price: **\$249,900**  
 Meas. Type: Frontage (metres): Approx. Year Built: **2008**  
 Depth / Size (ft.): Bedrooms: **2** Age: **8**  
 Lot Area (sq.ft.): **0.00** Bathrooms: **2** Zoning: **APT**  
 Flood Plain: Full Baths: **2** Gross Taxes: **\$1,530.00**  
 Approval Req?: Half Baths: **0** For Tax Year: **2015**  
 Exposure: **Southwest** Maint. Fee: **\$320.00** Tax Inc. Utilities?: **No**  
 If new, GST/HST inc?: P.I.D.: **027-458-181**  
 Mgmt. Co's Name: **LEONIS MGMT**  
 Mgmt. Co's Phone: **604-575-5474**  
 View: **:**  
 Complex / Subdiv:  
 Services Connected: **Electricity, Sanitary Sewer, Storm Sewer, Water**

Style of Home: **Corner Unit, Penthouse**  
 Construction: **Frame - Wood**  
 Exterior: **Brick, Mixed**  
 Foundation: **Concrete Perimeter**  
 Rain Screen:  
 Renovations:  
 Water Supply: **City/Municipal**  
 Fireplace Fuel: **None**  
 Fuel/Heating: **Baseboard, Electric**  
 Outdoor Area: **Sundeck(s)**  
 Type of Roof: **Tar & Gravel**

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

Total Parking: **1** Covered Parking: **1** Parking Access: **Side**  
 Parking: **Garage; Underground**  
 Locker: **Y**  
 Dist. to Public Transit: **CLOSE**  
 Units in Development: **107**  
 Title to Land: **Freehold Strata**  
 Seller's Interest: **Court Ordered Sale**  
 Property Disc.: **No**  
 Fixtures Leased: **No**  
 Fixtures Rmvd: **:**  
 Floor Finish: **Laminate, Mixed**

Maint Fee Inc: **Caretaker, Gardening**  
 Legal: **PL BCS2839 LT 98 BLK 5N LD 36 SEC 23 RNG 2W TOGETHER WITH AN INTEREST IN THE COMMON PROPERTY IN PROPORTION TO THE UNIT ENTITLEMENT OF THE STRATA**  
 Amenities: **Elevator**

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

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Living Room	14'10" x 13'			x			x
Main	Kitchen	13' x 11'			x			x
Main	Master Bedroom	12'5" x 12'5"			x			x
Main	Bedroom	11' x 10'2"			x			x
Main	Foyer	10' x 4'9"			x			x
		x			x			x
		x			x			x
		x			x			x
		x			x			x
		x			x			x

Finished Floor (Main):	<b>900</b>	# of Rooms:	<b>5</b>	# of Kitchens:	<b>1</b>	# of Levels:	<b>1</b>	Bath	Floor	# of Pieces	Ensuite?	Outbuildings
Finished Floor (Above):	<b>0</b>	Crawl/Bsmt. Height:						1	Main	<b>4</b>	<b>Yes</b>	Barn:
Finished Floor (Below):	<b>0</b>	Restricted Age:						2	Main	<b>4</b>	<b>No</b>	Workshop/Shed:
Finished Floor (Basement):	<b>0</b>	# of Pets:		Cats:		Dogs:		3				Pool:
Finished Floor (Total):	<b>900 sq. ft.</b>	# or % of Rentals Allowed:						4				Garage Sz:
		Bylaw Restrict:	<b>Pets Allowed w/Rest., Rentals</b>					5				Door Height:
Unfinished Floor:	<b>0</b>	<b>Allowed</b>						6				
Grand Total:	<b>900 sq. ft.</b>	Basement:	<b>None</b>					7				
								8				

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

**PENTHOUSE, CORNER SUITE!! View this Beautiful 2 Bedroom, 2 Bathroom 900 SQ.FT. Suite, with high 12' ceilings, an open concept design and Bright SW views. Secure underground parking, a short walk to skytrain, schools and all shopping. Plus it's near the University District, SFU Campus, Vancouver College and new Library. Includes 1 parking and same floor storage.**



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**Active**  
**R2035318**

Board: F  
 Townhouse

**11 7560 138 STREET**

Surrey  
 East Newton  
 V3W 0B2

Residential Attached

**\$275,000 (LP)**

(SP)



**NO IMAGE  
 AVAILABLE**

Sold Date: Frontage (feet): Original Price: **\$275,000**  
 Meas. Type: Frontage (metres): Approx. Year Built: **1988**  
 Depth / Size (ft.): Bedrooms: **3** Age: **28**  
 Lot Area (sq.ft.): **0.00** Bathrooms: **3** Zoning: **MF**  
 Flood Plain: Full Baths: **2** Gross Taxes: **\$0.00**  
 Approval Req?: Half Baths: **1** For Tax Year: **2016**  
 Exposure: Maint. Fee: **\$250.00** Tax Inc. Utilities?:  
 If new, GST/HST inc?: P.I.D.: **008-187-495**  
 Mgmt. Co's Name: **FRASER CAMPBELL**  
 Mgmt. Co's Phone: **604-585-3276**  
 View: **No :**  
 Complex / Subdiv:  
 Services Connected: **Community, Electricity, Natural Gas, Sanitary Sewer, Water**

Style of Home: **2 Storey**  
 Construction: **Frame - Wood**  
 Exterior: **Vinyl**  
 Foundation: **Concrete Perimeter**  
 Rain Screen: **No**  
 Renovations:  
 Water Supply: **City/Municipal**  
 Fireplace Fuel: **Gas - Natural**  
 Fuel/Heating: **Electric**  
 Outdoor Area: **Fenced Yard, Patio(s) & Deck(s)**  
 Type of Roof: **Asphalt**

Reno. Year:  
 R.I. Plumbing:  
 R.I. Fireplaces:  
 # of Fireplaces: **1**

Total Parking: **2** Covered Parking: **1** Parking Access: **Front**  
 Parking: **Add. Parking Avail., Carport; Single, Visitor Parking**  
 Locker:  
 Dist. to Public Transit: **2 BLKS** Dist. to School Bus: **1 BLK**  
 Units in Development:  
 Title to Land: **Freehold Strata** Total Units in Strata: **26**  
 Seller's Interest: **Court Ordered Sale**  
 Property Disc.: **No**  
 Fixtures Leased: **No :**  
 Fixtures Rmvd: **No :**  
 Floor Finish: **Wall/Wall/Mixed**

Maint Fee Inc: **Other**  
 Legal: **PL NWS2610 LT 11 LD 36 SEC 21 TWP 2**

Amenities: **Garden, In Suite Laundry, Independent living, Storage**

Site Influences: **Central Location, Marina Nearby, Private Yard, Recreation Nearby, Shopping Nearby**  
 Features:

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Living Room	19' x 15'			x			x
Main	Kitchen	14' x 10'10"			x			x
Main	Storage	10' x 5'			x			x
Main	Dining Room	10' x 10'			x			x
Main	Laundry	7'6" x 5'			x			x
Above	Master Bedroom	14'8" x 14'2"			x			x
Above	Walk-In Closet	10' x 5'			x			x
Above	Bedroom	13'4" x 9'			x			x
Above	Bedroom	10'2" x 9'			x			x
		x			x			

Finished Floor (Main): **720**  
 Finished Floor (Above): **720**  
 Finished Floor (Below): **0**  
 Finished Floor (Basement): **0**  
 Finished Floor (Total): **1,440 sq. ft.**

Unfinished Floor: **0**  
 Grand Total: **1,440 sq. ft.**

# of Rooms: **9** # of Kitchens: **1** # of Levels: **2**  
 Crawl/Bsmt. Height:  
 Restricted Age:  
 # of Pets: Cats: Dogs:  
 # or % of Rentals Allowed:  
 Bylaw Restrict: **Pets Allowed w/Rest., Rentals Allwd w/Restrctns**  
 Basement: **None**

Bath	Floor	# of Pieces	Ensuite?
1	Main	2	No
2	Above	4	No
3	Above	3	Yes
4			
5			
6			
7			
8			

Outbuildings  
 Barn:  
 Workshop/Shed:  
 Pool:  
 Garage Sz:  
 Door Height:

Listing Broker(s): **Amex - Fraseridge Realty**

**Units rarely come up in this small, quiet and friendly complex. Unit has 3 bedroom, 3 bathrooms and spacious living room with huge private fenced yard. By window in kitchen and handy pass through to dining room. Great location within walking distance to shopping recreation, transportation and both levels of school. Open House 2-4pm Saturday February 20th.**





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**Active**  
**R2026265**

Board: F  
 Townhouse

**7 12128 68 AVENUE**

Surrey  
 West Newton  
 V3W 1M3

Residential Attached

**\$314,900 (LP)**

(SP)



Sold Date: Frontage (feet): Original Price: **\$320,900**  
 Meas. Type: **Feet** Frontage (metres): Approx. Year Built: **1999**  
 Depth / Size (ft.): Bedrooms: **3** Age: **17**  
 Lot Area (sq.ft.): **0.00** Bathrooms: **3** Zoning: **RM15**  
 Flood Plain: Full Baths: **2** Gross Taxes: **\$1,891.41**  
 Approval Req?: Half Baths: **1** For Tax Year: **2015**  
 Exposure: Maint. Fee: **\$257.00** Tax Inc. Utilities?: **No**  
 If new, GST/HST inc?: P.I.D.: **024-812-463**  
 Mgmt. Co's Name: **Ocean Bay Management**  
 Mgmt. Co's Phone:  
 View: :  
 Complex / Subdiv: **Mallard Ridge**  
 Services Connected: **Electricity, Natural Gas, Sanitary Sewer, Water**

Style of Home: **2 Storey w/Bsmt.**  
 Construction: **Frame - Wood**  
 Exterior: **Vinyl**  
 Foundation: **Concrete Perimeter**  
 Rain Screen:  
 Renovations:  
 Water Supply: **City/Municipal**  
 Fireplace Fuel: **Gas - Natural**  
 Fuel/Heating: **Forced Air**  
 Outdoor Area: **Fenced Yard**  
 Type of Roof: **Asphalt**

Reno. Year:  
 R.I. Plumbing:  
 R.I. Fireplaces:  
 # of Fireplaces: **1**

Total Parking: Covered Parking: Parking Access:  
 Parking: **Garage; Single**  
 Locker:  
 Dist. to Public Transit:  
 Units in Development: **33**  
 Title to Land: **Freehold Strata**  
 Seller's Interest: **Court Ordered Sale**  
 Property Disc.: **No**  
 Fixtures Leased: **No**  
 Fixtures Rmvd: **No**  
 Floor Finish: **Laminate, Wall/Wall/Mixed**

Maint Fee Inc: **Gardening, Management, Recreation Facility**  
 Legal: **PL LMS4039 LT 22 LD 36 SEC 18 TWP 2 STRATA LOT AS SHOWN ON FORM 1.**

Amenities: **Club House, In Suite Laundry**

Site Influences:  
 Features:

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Living Room	13' x 11'			x			x
Main	Dining Room	9'6" x 8'2"			x			x
Main	Kitchen	8'11" x 7'5"			x			x
Above	Master Bedroom	12'8" x 11'5"			x			x
Above	Bedroom	11'10" x 9'			x			x
Above	Bedroom	10'10" x 8'9"			x			x
Below	Other	11' x 10'			x			x
Below	Laundry	10' x 10'			x			x
		x			x			
		x			x			

Finished Floor (Main):	<b>603</b>	# of Rooms: <b>8</b>	# of Kitchens: <b>1</b>	# of Levels: <b>3</b>	Bath	Floor	# of Pieces	Ensuite?	Outbuildings
Finished Floor (Above):	<b>656</b>	Crawl/Bsmt. Height:			1	<b>Above</b>	<b>4</b>	<b>Yes</b>	Barn:
Finished Floor (Below):	<b>0</b>	Restricted Age:			2	<b>Above</b>	<b>4</b>	<b>No</b>	Workshop/Shed:
Finished Floor (Basement):	<b>181</b>	# of Pets:	Cats:	Dogs:	3	<b>Main</b>	<b>2</b>	<b>No</b>	Pool:
Finished Floor (Total):	<b>1,440 sq. ft.</b>	# or % of Rentals Allowed:			4				Garage Sz:
Unfinished Floor:	<b>0</b>	Bylaw Restrict: <b>Rentals Allwd w/Restrctns</b>			5				Door Height:
Grand Total:	<b>1,440 sq. ft.</b>	Basement: <b>Full</b>			6				
					7				
					8				

Listing Broker(s): **Sutton Premier Realty**

**Sutton Premier Realty**

**3 Bedroom 2 and a half bathroom unit in Mallard Ridge. Well Kept interior, with upgraded flooring and recent paint. Main floor offers comfortable living area, dining area and kitchen, complete with half bath. Good sized bedrooms upstairs, with master bedroom en suite. Separate laundry room below. Fenced and spacious South Facing back yard. Close to schools, transit and shopping. Showings Sat & Sun 1-4pm, by APPOINTMENT Only.**



Presented by:  
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**Active**  
**R2034275**

Board: F  
 Townhouse

**14 7875 122 STREET**

Surrey  
 West Newton  
 V3W 0Y8

Residential Attached

**\$375,000 (LP)**

(SP)



Sold Date: Frontage (feet): Original Price: **\$375,000**  
 Meas. Type: Frontage (metres): Approx. Year Built: **1990**  
 Depth / Size (ft.): Bedrooms: **3** Age: **26**  
 Lot Area (sq.ft.): **0.00** Bathrooms: **3** Zoning: **MF**  
 Flood Plain: Full Baths: **2** Gross Taxes: **\$2,035.86**  
 Approval Req?: Half Baths: **1** For Tax Year: **2015**  
 Exposure: Maint. Fee: **\$282.29** Tax Inc. Utilities?: **No**  
 If new, GST/HST inc?: P.I.D.: **015-293-131**  
 Mgmt. Co's Name: **Teamwork**  
 Mgmt. Co's Phone: **604-854-1734**  
 View: **:**  
 Complex / Subdiv: **THE GEORGIAN**  
 Services Connected: **Natural Gas, Sanitary Sewer, Water**

Style of Home: **2 Storey w/Bsmt.**  
 Construction: **Frame - Wood**  
 Exterior: **Vinyl, Wood**  
 Foundation: **Concrete Perimeter**  
 Rain Screen:  
 Renovations:  
 Water Supply: **City/Municipal**  
 Fireplace Fuel: **Gas - Natural**  
 Fuel/Heating: **Electric, Natural Gas**  
 Outdoor Area: **Patio(s) & Deck(s)**  
 Type of Roof: **Asphalt**

Reno. Year:  
 R.I. Plumbing:  
 R.I. Fireplaces:  
 # of Fireplaces: **1**

Total Parking: **2** Covered Parking: **1** Parking Access: **Front**  
 Parking: **Garage; Single**  
 Locker:  
 Dist. to Public Transit: **NEAR**  
 Units in Development:  
 Title to Land: **Freehold Strata**  
 Seller's Interest: **Court Ordered Sale**  
 Property Disc.: **No**  
 Fixtures Leased: **No**  
 Fixtures Rmvd: **:**  
 Floor Finish: **Wall/Wall/Mixed**

Maint Fee Inc: **Gardening, Management**  
 Legal: **LT.20 SEC.19 TWP.2 ST.PL.NW.3122**

Amenities: **Club House**

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

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Living Room	19' x 12'			x			x
Main	Dining Room	11' x 9'			x			x
Main	Kitchen	12' x 10'			x			x
Main	Family Room	12' x 10'			x			x
Above	Master Bedroom	12' x 12'			x			x
Above	Bedroom	11' x 9'			x			x
Above	Bedroom	11' x 9'			x			x
Bsmt	Recreation	16' x 10'			x			x
		x			x			
		x			x			

Finished Floor (Main):	<b>670</b>	# of Rooms: <b>8</b>	# of Kitchens: <b>1</b>	# of Levels: <b>3</b>	Bath	Floor	# of Pieces	Ensuite?	Outbuildings
Finished Floor (Above):	<b>640</b>	Crawl/Bsmt. Height:			1	<b>Above</b>	<b>3</b>	<b>Yes</b>	Barn:
Finished Floor (Below):	<b>0</b>	Restricted Age:			2	<b>Main</b>	<b>4</b>	<b>No</b>	Workshop/Shed:
Finished Floor (Basement):	<b>450</b>	# of Pets: <b>1</b>	Cats:	Dogs:	3	<b>Bsmt</b>	<b>2</b>	<b>No</b>	Pool:
Finished Floor (Total):	<b>1,760 sq. ft.</b>	# or % of Rentals Allowed:			4				Garage Sz:
Unfinished Floor:	<b>0</b>	Bylaw Restrict: <b>Pets Allowed w/Rest., Rentals</b>			5				Door Height:
Grand Total:	<b>1,760 sq. ft.</b>	<b>Allwd w/Restrctns</b>			6				
		Basement: <b>Part</b>			7				
					8				

Listing Broker(s): **RE/MAX Performance Realty**

**LARGE & BRIGHT END UNIT AT THE GEORGIAN. Offers 3 bedrooms/3 baths, Living room with bay window, gas fireplace, family room and a good size rec. room in the basement. Close to bus, school and shopping. Call to view.**