



Presented by:  
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**KW ELITE REALTY**  
 KELLERWILLIAMS.

**Active**  
**R2667681**

Board: V  
 Townhouse

### 9 3065 DAYANEE SPRINGS BOULEVARD

Coquitlam  
 Westwood Plateau  
 V3E 0A5

Residential Attached

**\$999,000** (LP)

(SP)



Sold Date:	If new, GST/HST inc?:	Original Price: <b>\$1,099,000</b>
Meas. Type:	Bedrooms: <b>3</b>	Approx. Year Built: <b>2009</b>
Frontage(feet):	Bathrooms: <b>3</b>	Age: <b>13</b>
Frontage(metres):	Full Baths: <b>2</b>	Zoning: <b>RM-6</b>
Depth / Size (ft.):	Half Baths: <b>1</b>	Gross Taxes: <b>\$3,300.61</b>
Sq. Footage: <b>0.00</b>		For Tax Year: <b>2020</b>
Flood Plain: <b>No</b>	P.I.D.: <b>027-202-216</b>	Tax Inc. Utilities?: <b>No</b>
View: <b>Yes :TREES</b>		Tour: <b>Virtual Tour URL</b>
Complex / Subdiv: <b>DAYANEE SPRING</b>		
First Nation Reserve:		
Services Connctd: <b>Electricity, Natural Gas, Water</b>		
Sewer Type: <b>City/Municipal</b>	Water Supply: <b>City/Municipal</b>	

Style of Home: **3 Storey**  
 Construction: **Frame - Wood**  
 Exterior: **Mixed, Wood**  
 Foundation: **Concrete Perimeter**

Renovations:  
 # of Fireplaces: **1** R.I. Fireplaces:  
 Fireplace Fuel: **Electric**  
 Fuel/Heating: **Baseboard, Electric, Natural Gas**  
 Outdoor Area: **Balcny(s) Patio(s) Dck(s), Fenced Yard**  
 Type of Roof: **Asphalt**

Reno. Year:  
 Rain Screen:  
 Metered Water:  
 R.I. Plumbing:

Total Parking: **2** Covered Parking: **2** Parking Access: **Front**  
 Parking: **Garage; Double, Visitor Parking**  
 Dist. to Public Transit: **CLOSE BY** Dist. to School Bus: **CLOSE BY**  
 Title to Land: **Freehold Strata**  
 Property Disc.: **No**  
 Fixtures Leased: **No**  
 Fixtures Rmvd: **Yes: AS IS WHERE IS**  
 Floor Finish: **Laminate, Mixed**

Legal: **STRATA LOT 9, PLAN BCS2517, SECTION 14, TOWNSHIP 39, NEW WESTMINSTER LAND DISTRICT, 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, AS APPROPRIATE**

Amenities: **Club House, Exercise Centre, Garden, Guest Suite, Pool; Outdoor, Sauna/Steam Room**

Site Influences: **Lane Access, Paved Road, Private Yard, Recreation Nearby, Shopping Nearby, Treed**

Features: **Other - See Remarks, Smoke Alarm, Sprinkler - Fire**

Finished Floor (Main): <b>622</b>			Units in Development:			Tot Units in Strata: <b>61</b>			Locker: <b>No</b>		
Finished Floor (Above): <b>652</b>			Exposure:			Storeys in Building: <b>3</b>					
Finished Floor (AbvMain2): <b>0</b>			Mgmt. Co's Name: <b>Gateway</b>			Mgmt. Co's #: <b>604-635-5025</b>					
Finished Floor (Below): <b>0</b>			Maint Fee: <b>\$247.50</b>			Council/Park Apprv?: <b>No</b>					
Finished Floor (Basement): <b>115</b>			Maint Fee Includes: <b>Caretaker, Garbage Pickup, Gardening, Management, Recreation Facility, Sewer, Snow removal</b>								
Finished Floor (Total): <b>1,389 sq. ft.</b>											
Unfinished Floor: <b>0</b>											
Grand Total: <b>1,389 sq. ft.</b>			Bylaws Restrictions: <b>Pets Allowed w/Rest., Rentals Allowed</b>								
Suite: <b>None</b>			Restricted Age:			# of Pets:			Cats: Dogs:		
Basement: <b>None</b>			# or % of Rentals Allowed:								
Crawl/Bsmt. Ht:			Short Term(<1yr)Rnt/Lse Alwd?: <b>No</b>								
# of Kitchens: <b>1</b>			Short Term Lse-Details:								
# of Levels: <b>3</b>											
# of Rooms: <b>9</b>											

Floor	Type	Dimensions	Floor	Type	Dimensions	Bath	Floor	# of Pieces	Ensuite?
Main	Living Room	12'0 x 11'0	Below	Storage	19'0 x 3'7	1	Main	2	No
Main	Dining Room	12'0 x 11'0			x	2	Above	4	Yes
Main	Kitchen	12'6 x 11'6			x	3	Above	4	No
Main	Nook	9'0 x 6'0			x	4			
Above	Master Bedroom	14'9 x 11'6			x	5			
Above	Bedroom	10'9 x 8'0			x	6			
Above	Bedroom	9'8 x 9'2			x	7			
Below	Foyer	5'4 x 5'0			x	8			

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

**WHITETAIL LANE** by Polygon, rarely available in the much sought-after Dayanee Springs Community! Bright & spacious, south facing, this 3BR/3BA townhome has an open plan with a spacious living room on the main floor plus a powder room. Sliders off kitchen & nook open to a fenced private patio/yard for BBQs & outdoor! Garage is substantial in size & has room for 2 cars & storage. Amenities include a clubhouse, outdoor pool, hot tub, gym, etc. Easy access to T&T Supermarket nearby, Library, walking distance to sky train, town centre park with Lafarge Lake, Pinetree secondary school, and all level schools including Montessori day care. This is a court order sale, sold AS IS WHERE IS. Review the video first: <https://streamable.com/5m1t82> Rare viewing opportunity Jun 24/Fr 4-5 by appt