



Presented by:
Mylyne Santos PREC*

Stonehaus Realty Corp.
Phone: 604-723-2000
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Active
R2716309

Board: V
Apartment/Condo

1206 3980 CARRIGAN COURT

Burnaby North
Government Road
V3N 4S6

Residential Attached

\$499,000 (LP)

(SP)



Sold Date:	If new, GST/HST inc?: No	Original Price: \$515,000
Meas. Type:	Bedrooms: 2	Approx. Year Built: 1985
Frontage(feet):	Bathrooms: 2	Age: 37
Frontage(metres):	Full Baths: 1	Zoning: MF
Depth / Size (ft.):	Half Baths: 1	Gross Taxes: \$1,456.92
Sq. Footage: 0.00		For Tax Year: 2021
Flood Plain:	P.I.D.: 002-028-662	Tax Inc. Utilities?: No
View: Yes : City and Mountain View		Tour:
Complex / Subdiv:		
First Nation Reserve:		
Services Connctd: Electricity		
Sewer Type: City/Municipal	Water Supply: City/Municipal	

Style of Home: **1 Storey, Inside Unit**
Construction: **Concrete**
Exterior: **Concrete**
Foundation: **Concrete Perimeter**

Renovations:
of Fireplaces: **R.I. Fireplaces:**
Fireplace Fuel:
Fuel/Heating: **Baseboard**
Outdoor Area: **Balcony(s)**
Type of Roof: **Tar & Gravel**

Reno. Year: **1986**
Rain Screen:
Metered Water:
R.I. Plumbing:

Total Parking: **1** Covered Parking: **1** Parking Access: **Rear**
Parking: **Garage; Underground**
Dist. to Public Transit: **Close** Dist. to School Bus: **Close**
Title to Land: **Freehold Strata**
Property Disc.: **Yes**
Fixtures Leased: **No**
Fixtures Rmvd: **No**
Floor Finish: **Mixed**

Legal: **STRATA LOT 146, PLAN NWS2301, DISTRICT LOT 4, GROUP 1, NEW WESTMINSTER LAND DISTRICT, 38130/10000000 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: **Exercise Centre, In Suite Laundry, Pool; Indoor, Sauna/Steam Room, Swirlpool/Hot Tub, Tennis Court(s)**

Site Influences: **Central Location, Recreation Nearby, Shopping Nearby**
Features: **ClthWsh/Dryr/Frdg/Stve/DW, Smoke Alarm, Swimming Pool Equip.**

Finished Floor (Main):	888	Units in Development:	239	Tot Units in Strata:	239	Locker:	Yes		
Finished Floor (Above):	0	Exposure:	Northeast	Storeys in Building:	25				
Finished Floor (AbvMain2):	0	Mgmt. Co's Name:	Tribe Management	Mgmt. Co's #:	604-343-2601				
Finished Floor (Below):	0	Maint Fee:	\$419.54	Council/Park Apprv?:	No				
Finished Floor (Basement):	0	Maint Fee Includes:	Caretaker, Garbage Pickup, Gardening, Hot Water, Management, Recreation Facility, Snow removal						
Finished Floor (Total):	888 sq. ft.								
Unfinished Floor:	0								
Grand Total:	888 sq. ft.	Bylaws Restrictions:	Pets Not Allowed, Rentals Allowed						
Suite:	Legal Suite	Restricted Age:		# of Pets:		Cats:	No Dogs: No		
Basement:	None	# or % of Rentals Allowed:							
Crawl/Bsmt. Ht:	# of Levels: 1	Short Term (<1yr)Rnt/Lse Alwd?:	No						
# of Kitchens:	# of Rooms: 5	Short Term Lse-Details:	No Air B&B						
Floor	Type	Dimensions	Floor	Type	Dimensions	Bath	Floor	# of Pieces	Ensuite?
Main	Living Room	12' x 13'			x	1	Main	4	No
Main	Kitchen	7' x 6'			x	2	Main	2	Yes
Main	Dining Room	9' x 7'			x	3			
Main	Master Bedroom	14' x 12'			x	4			
Main	Bedroom	12' x 9'			x	5			
		x			x	6			
		x			x	7			
		x			x	8			

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

Discovery Place, a concrete high-rise built by Bosa! Featuring a North East facing Corner unit spacious 2 bed 1.5 bath with views! Building upgrades include: repiping (2002), tower roof (2006), elevators (2012), townhouse roofs (2015) & new windows/sliding doors approved! Rentals and cats allowed but sorry no dogs. Strata fee includes hot water and amenities like an indoor pool, hot tub, squash courts, & an exercise centre. One Parking and One Locker. Excellent facilities including swimming pool, sauna, hot tub, gym, etc. This home is centrally located around the corner from Lougheed Skytrain, Town Centre, and SFU with easy access to Highway 1. Rentals are allowed.



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Active
R2721611
 Board: V
 Apartment/Condo

403 5652 PATTERSON AVENUE

Burnaby South
 Central Park BS
 V5H 4C8

Residential Attached

\$549,000 (LP)

(SP)



Sold Date:	If new, GST/HST inc?: No	Original Price: \$549,000
Meas. Type:	Bedrooms: 2	Approx. Year Built: 1981
Frontage(feet):	Bathrooms: 1	Age: 41
Frontage(metres):	Full Baths: 1	Zoning: CD
Depth / Size (ft.):	Half Baths: 0	Gross Taxes: \$1,389.28
Sq. Footage: 0.00		For Tax Year: 2022
Flood Plain: No	P.I.D.: 001-371-100	Tax Inc. Utilities?: No
View: No		Tour:
Complex / Subdiv: Central Park Place		
First Nation Reserve:		
Services Connctd: Electricity, Sanitary Sewer, Water		
Sewer Type: Water Supply: City/Municipal		

Style of Home: **1 Storey**
 Construction: **Concrete**
 Exterior: **Concrete**
 Foundation: **Concrete Perimeter**

Renovations:
 # of Fireplaces: **0** R.I. Fireplaces:
 Fireplace Fuel:
 Fuel/Heating: **Electric**
 Outdoor Area: **Balcony(s)**
 Type of Roof: **Other**

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

Total Parking: **1** Covered Parking: **1** Parking Access: **Side**
 Parking: **Garage; Underground**
 Dist. to Public Transit:
 Title to Land: **Freehold Strata**
 Property Disc.: **No**
 Fixtures Leased: **No**
 Fixtures Rmvd: **No**
 Floor Finish:

Dist. to School Bus:

Legal: **STRATA LOT 309, PLAN NWS429, DISTRICT LOT 34, GROUP 1, 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**

Amenities: **Exercise Centre, In Suite Laundry, Pool; Outdoor, Tennis Court(s)**

Site Influences:
 Features:

Finished Floor (Main): **915**
 Finished Floor (Above): **0**
 Finished Floor (AbvMain2): **0**
 Finished Floor (Below): **0**
 Finished Floor (Basement): **0**
 Finished Floor (Total): **915 sq. ft.**
 Unfinished Floor: **0**
 Grand Total: **915 sq. ft.**

Units in Development: **408**
 Exposure:
 Mgmt. Co's Name: **Pacific Quorum**
 Maint Fee: **\$380.91**
 Maint Fee Includes: **Gardening, Hot Water, Management**

Tot Units in Strata:
 Storeys in Building: **22**
 Mgmt. Co's #: **604-685-3828**
 Council/Park Apprv?:

Locker:

Suite: **None**
 Basement: **None**
 Crawl/Bsmt. Ht.:
 # of Kitchens: **1**

of Levels: **1**
 # of Rooms: **5**

Bylaws Restrictions: **Pets Not Allowed, Rentals Not Allowed**
 Restricted Age:
 # or % of Rentals Allowed:
 Short Term(<1yr)Rnt/Lse Alwd?: **No**
 Short Term Lse-Details:

of Pets: Cats: Dogs:

Floor	Type	Dimensions	Floor	Type	Dimensions	Bath	Floor	# of Pieces	Ensuite?
Main	Living Room	16'6" x 12'7"			x	1	Main	3	No
Main	Dining Room	9'1" x 8'3"			x	2			
Main	Kitchen	8'0" x 8'0"			x	3			
Main	Master Bedroom	13'3" x 10'8"			x	4			
Main	Bedroom	12'11" x 8'8"			x	5			
		x			x	6			
		x			x	7			
		x			x	8			

Listing Broker(s): **Park Georgia Realty Ltd.**

Court Order Sale, Central Park Place, Concrete High Rise, close to Skytrain Station & Metro Town. The building offers, outdoor pool, exercise centre, tennis court & suite is east facing. Allow time for showings.



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Active
R2717167

Board: V
Townhouse

21 7488 SOUTHWYNDE AVENUE

Burnaby South
South Slope
V3N 5C6

Residential Attached

\$579,000 (LP)

(SP)



Sold Date:	If new, GST/HST inc?:	Original Price: \$579,000
Meas. Type:	Bedrooms: 2	Approx. Year Built: 2003
Frontage(feet):	Bathrooms: 1	Age: 19
Frontage(metres):	Full Baths: 1	Zoning: CD
Depth / Size (ft.):	Half Baths: 0	Gross Taxes: \$1,622.99
Sq. Footage: 0.00		For Tax Year: 2021
Flood Plain: No	P.I.D.: 025-687-344	Tax Inc. Utilities?: No
View: No :		Tour:
Complex / Subdiv:		
First Nation Reserve:		
Services Connctd: Electricity, Sanitary Sewer, Water		
Sewer Type: City/Municipal	Water Supply: City/Municipal	

Style of Home: **Corner Unit**
Construction: **Frame - Wood**
Exterior: **Mixed, Vinyl**
Foundation: **Concrete Perimeter**

Renovations:
of Fireplaces: **1** R.I. Fireplaces:
Fireplace Fuel: **Electric**
Fuel/Heating: **Baseboard, Electric**
Outdoor Area: **Patio(s)**
Type of Roof: **Asphalt**

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

Total Parking: **1** Covered Parking: **1** Parking Access:
Parking: **Garage; Underground**
Dist. to Public Transit:
Title to Land: **Freehold Strata**
Property Disc.: **No**
Fixtures Leased: **No :**
Fixtures Rmvd: **No :**
Floor Finish:

Dist. to School Bus:

Legal: **STRATA LOT 21, PLAN BCS419, DISTRICT LOT 171, GROUP 1, 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 V**

Amenities: **In Suite Laundry**

Site Influences:
Features:

Finished Floor (Main): **732**
Finished Floor (Above): **0**
Finished Floor (AbvMain2): **0**
Finished Floor (Below): **0**
Finished Floor (Basement): **0**
Finished Floor (Total): **732 sq. ft.**
Unfinished Floor: **0**
Grand Total: **732 sq. ft.**

Suite: **None**
Basement: **None**
Crawl/Bsmt. Ht.:
of Kitchens: **1** # of Levels: **1**
of Rooms: **6**

Units in Development:
Exposure: **West**
Mgmt. Co's Name: **Dwell**
Maint Fee: **\$274.39**
Maint Fee Includes: **Caretaker, Gardening, Hot Water, Management**

Tot Units in Strata: **83** Locker:
Storeys in Building: **3**
Mgmt. Co's #: **604-821-2999**
Council/Park Apprv?:

Bylaws Restrictions: **Pets Allowed w/Rest., Rentals Allwd w/Restrctns**
Restricted Age:
or % of Rentals Allowed: **15#**
Short Term(<1yr)Rnt/Lse Alwd?: **No**
Short Term Lse-Details:

of Pets: **2**

Cats: **Yes** Dogs: **Yes**

Floor	Type	Dimensions	Floor	Type	Dimensions	Bath	Floor	# of Pieces	Ensuite?
Main	Living Room	12'0 x 11'0			x	1	Main	3	No
Main	Kitchen	10'8 x 9'0			x	2			
Main	Dining Room	10'2 x 7'0			x	3			
Main	Master Bedroom	12'0 x 11'0			x	4			
Main	Bedroom	9'0 x 9'9			x	5			
Main	Laundry	4'0 x 5'0			x	6			
		x			x	7			
		x			x	8			

Listing Broker(s): **Park Georgia Realty Ltd.**

Court Order Sale, LedgeStone by Adera. One level, corner suite, 2 bedrooms, Maple Cabinets, wood flooring, West facing, great location, close to all amenities. FIRST SHOWING AT OPEN HOUSE OCTOBER 8 FROM 1 TO 3



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Active
R2694622

Board: V
Apartment/Condo

206 3811 HASTINGS STREET

Burnaby North
Vancouver Heights
V5C 6V2

Residential Attached

\$639,000 (LP)

(SP)



Sold Date:	If new, GST/HST inc?:	Original Price: \$750,000
Meas. Type:	Bedrooms: 2	Approx. Year Built: 2006
Frontage(feet):	Bathrooms: 2	Age: 16
Frontage(metres):	Full Baths: 2	Zoning: CD
Depth / Size (ft.):	Half Baths: 0	Gross Taxes: \$1,988.80
Sq. Footage: 0.00		For Tax Year: 2021
Flood Plain: No	P.I.D.: 026-874-890	Tax Inc. Utilities?: No
View: Yes :Valley		Tour:
Complex / Subdiv: Mondeo		
First Nation Reserve:		
Services Connctd: Electricity, Natural Gas, Sanitary Sewer, Storm Sewer, Water		
Sewer Type: City/Municipal	Water Supply: City/Municipal	

Style of Home: **1 Storey**
Construction: **Concrete Frame**
Exterior: **Brick, Concrete**
Foundation: **Concrete Perimeter**

Renovations:
of Fireplaces: **0** R.I. Fireplaces: **0**
Fireplace Fuel: **None**
Fuel/Heating: **Electric**
Outdoor Area: **Balcony(s)**
Type of Roof: **Tar & Gravel**

Reno. Year:
Rain Screen:
Metered Water:
R.I. Plumbing: **No**

Total Parking: **1** Covered Parking: **1** Parking Access: **Rear**
Parking: **Garage; Underground**
Dist. to Public Transit: **1/2 block** Dist. to School Bus: **4 blocks**
Title to Land: **Freehold Strata**
Property Disc.: **No**
Fixtures Leased: **No :**
Fixtures Rmvd: **No : As is, where is**
Floor Finish: **Tile, Carpet**

Legal: **SD 20 DL 116 GRP 1 NWD SP BCS 2090**

Amenities: **In Suite Laundry**

Site Influences: **Central Location, Lane Access, Paved Road, Shopping Nearby**
Features: **Smoke Alarm, Sprinkler - Fire**

Finished Floor (Main): **953**
Finished Floor (Above): **0**
Finished Floor (AbvMain2): **0**
Finished Floor (Below): **0**
Finished Floor (Basement): **0**
Finished Floor (Total): **953 sq. ft.**
Unfinished Floor: **0**
Grand Total: **953 sq. ft.**

Suite: **None**
Basement: **None**
Crawl/Bsmt. Ht.: # of Levels: **1**
of Kitchens: **1** # of Rooms: **7**

Units in Development:
Exposure: **South**
Mgmt. Co's Name: **First Service Residential**
Maint Fee: **\$295.00**
Maint Fee Includes: **Garbage Pickup, Gardening, Management, Snow removal**

Tot Units in Strata: **64** Locker:
Storeys in Building: **4**
Mgmt. Co's #: **604-683-8900**
Council/Park Apprv?:

Bylaws Restrictions: **Pets Allowed w/Rest., Rentals Allowed**

Restricted Age: # of Pets: **2** Cats: **Yes** Dogs: **Yes**
or % of Rentals Allowed:
Short Term(<1yr)Rnt/Lse Alwd?: **No**
Short Term Lse-Details:

Floor	Type	Dimensions	Floor	Type	Dimensions	Bath	Floor	# of Pieces	Ensuite?
Main	Kitchen	8'11 x 7'10			x	1	Main	4	Yes
Main	Dining Room	10'8 x 8'8			x	2	Main	4	No
Main	Living Room	14'11 x 9'7			x	3			No
Main	Master Bedroom	13'11 x 9'5			x	4			No
Main	Walk-In Closet	8'9 x 5'5			x	5			No
Main	Bedroom	7'8 x 10'10			x	6			No
Main	Den	8'9 x 5'5			x	7			No
		x			x	8			No

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

Welcome to The Mondeo! This 2 bed, 2 bath and a den, 953 sq. ft. features upgraded porcelain tile floors, deep wood tone cabinets and stone counters. The opposing bedrooms allow for maximum privacy from the kids or maybe great for "work from home". Natural light floods the unit and deck with valley views to the south. Located in Burnaby Heights, walking distance to shops, restaurants, parks, schools and a quick trip into Downtown Vancouver & easy access to Hwy 1.



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Active
R2726338

Board: V
Apartment/Condo

807 6538 NELSON AVENUE

Burnaby South
Metrotown
V5H 3J8

Residential Attached

\$849,000 (LP)
(SP)



Sold Date:	If new, GST/HST inc?:	Original Price: \$849,000
Meas. Type:	Bedrooms: 2	Approx. Year Built: 2017
Frontage(feet):	Bathrooms: 2	Age: 5
Frontage(metres):	Full Baths: 2	Zoning: RM5S
Depth / Size (ft.):	Half Baths: 0	Gross Taxes: \$2,192.72
Sq. Footage: 0.00		For Tax Year: 2022
Flood Plain:	P.I.D.: 030-158-729	Tax Inc. Utilities?:
View: Yes : Mountains and City		Tour:
Complex / Subdiv: MET 2		
First Nation Reserve:		
Services Connctd: Electricity, Natural Gas, Water		
Sewer Type: City/Municipal	Water Supply: City/Municipal	

Style of Home: **Corner Unit**
Construction: **Concrete**
Exterior: **Concrete, Glass**
Foundation: **Concrete Perimeter**

Renovations:
of Fireplaces: **0** R.I. Fireplaces:
Fireplace Fuel:
Fuel/Heating: **Heat Pump**
Outdoor Area: **Balcony(s)**
Type of Roof: **Other**

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

Total Parking: **1** Covered Parking: **1** Parking Access:
Parking: **Garage; Underground**
Dist. to Public Transit:
Title to Land: **Freehold Strata**
Property Disc.: **Yes**
Fixtures Leased: :
Fixtures Rmvd: :
Floor Finish:

Legal: **STRATA LOT 51, PLAN EPS4147, DISTRICT LOT 152, GROUP 1, 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 V**

Amenities: **Air Cond./Central, Elevator, Exercise Centre, Garden, In Suite Laundry, Pool; Indoor, Sauna/Steam Room**

Site Influences:
Features: **ClthWsh/Dryr/Frdg/Stve/DW**

Finished Floor (Main): **779**
Finished Floor (Above): **0**
Finished Floor (AbvMain2): **0**
Finished Floor (Below): **0**
Finished Floor (Basement): **0**
Finished Floor (Total): **779 sq. ft.**
Unfinished Floor: **0**
Grand Total: **779 sq. ft.**

Units in Development: **312**
Exposure:
Mgmt. Co's Name: **Rancho Management**
Maint Fee: **\$0.00**
Maint Fee Includes: **Garbage Pickup, Gas, Hot Water, Management, Recreation Facility**

Tot Units in Strata: **312** Locker:
Storeys in Building:
Mgmt. Co's #: **604-684-4508**
Council/Park Apprv?:

Suite:
Basement: **None**
Crawl/Bsmt. Ht: # of Levels: **1**
of Kitchens: **0** # of Rooms: **4**

Bylaws Restrictions: **Pets Allowed w/Rest., Rentals Allwd w/Restrctns**
Restricted Age: # of Pets: Cats: Dogs:
or % of Rentals Allowed:
Short Term(<1yr)Rnt/Lse Alwd?: **No**
Short Term Lse-Details:

Floor	Type	Dimensions	Floor	Type	Dimensions	Bath	Floor	# of Pieces	Ensuite?
Main	Living Room	12' x 12'			x	1	Main	4	Yes
Main	Dining Room	10' x 8'			x	2	Main	3	No
Main	Master Bedroom	10' x 10'			x	3			
Main	Bedroom	10' x 9'			x	4			
		x			x	5			
		x			x	6			
		x			x	7			
		x			x	8			

Listing Broker(s): **Oakwyn Realty Ltd.**

Oakwyn Realty Ltd.

Met 2 by award-winning Concord Pacific is centrally located steps away from the heart of Metrotown. This Corner, 2 Bed, 2 Bath unit features a spacious Chef's Kitchen with Integrated Miele appliances, Gas cooktop, Quartz countertop & Marble tiling throughout. Additionally, the Spa like floor to ceiling tiled Bathrooms & Custom Closets throughout, make this truly a complete package. The complex offers ample resort-style amenities such as an Indoor Swimming pool, Bowling Alley, Lounge, Yoga & Fitness studio, Concierge & much more. Showings by private appointment. OPEN HOUSE: Oct 8th. 2:00pm-4:00pm