



Presented by:
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 Sutton Grp West Coast (VanCam)
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Active
R2012121

Board: V
 Apartment/Condo

1102 3920 HASTINGS STREET

Burnaby North
 Willingdon Heights
 V5C 6C1

Residential Attached

\$357,000 (LP)

(SP)



Sold Date: Frontage (feet): Approx. Year Built: **1987**
 Meas. Type: Frontage (metres): Age: **28**
 Depth / Size (ft.): Bedrooms: **2** Zoning: **RM4**
 Lot Area (sq.ft.): **0.00** Bathrooms: **1** Gross Taxes: **\$2,005.60**
 Flood Plain: **No** Full Baths: **1** For Tax Year: **2015**
 Approval Req?: **No** Half Baths: **0** Tax Inc. Utilities?: **No**
 Exposure: Maint. Fee: **\$220.00** P.I.D.: **004-349-717**
 If new, GST/HST inc?:
 Mgmt. Co's Name: **FIRST SERVICES RES.**
 Mgmt. Co's Phone: **604-683-8900**
 View: **:**
 Complex / Subdiv: **INGLETON PLACE**
 Services Connected: **Community, Electricity, Natural Gas, Sanitary Sewer, Storm**

Style of Home: **Corner Unit**
 Construction: **Concrete**
 Exterior: **Brick, Concrete**
 Foundation: **Other**
 Rain Screen:
 Renovations:
 Water Supply: **City/Municipal**
 Fireplace Fuel:
 Fuel/Heating: **Electric**
 Outdoor Area: **Patio(s)**
 Type of Roof: **Tar & Gravel**

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

Total Parking: **1** Covered Parking: **1** Parking Access: **Rear**
 Parking: **Garage; Underground**
 Locker: **Y**
 Dist. to Public Transit:
 Units in Development: **96** Dist. to School Bus:
 Title to Land: **Freehold Strata** Total Units in Strata: **96**
 Seller's Interest: **Court Ordered Sale**
 Property Disc.: **No**
 Fixtures Leased: **No**
 Fixtures Rmvd: **:**
 Floor Finish: **Mixed**

Maint Fee Inc: **Garbage Pickup, Gardening, Hot Water, Management, Recreation Facility, Sewer, Snow removal**
 Legal: **PL NWS2406 LT 109 DL 116 LD 36**

Amenities: **Elevator, Shared Laundry**

Site Influences: **Central Location**
 Features:

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

Finished Floor (Main):	1,001	# 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):	1,001 sq. ft.	# or % of Rentals Allowed:						4				Garage Sz:
		Bylaw Restrict:	Pets Not Allowed, Rentals Not					5				Door Height:
Unfinished Floor:	0	Allowed						6				
Grand Total:	1,001 sq. ft.	Basement:	None					7				
								8				

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

Sutton Group-West Coast Realty

This corner home's 2 balconies offer spectacular panoramic views of the North Shore, Downtown, and south to Metrotown. Spacious floor plan boasts bright Living Room, separate Dining Room & laminate flooring throughout. Kitchen features granite counters, under-mount sinks & updated cabinets. Building upgrades include double-glazed windows & patio doors, new piping in 2008, roof replacement in 2006, exterior caulking & interior common area paint & carpets. Free laundry on the same floor. Comes with 1 parking & a storage locker.



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Active
R2008990

Board: V
 Apartment/Condo

507 9857 MANCHESTER DRIVE

Burnaby North
 Cariboo
 V3N 4P5

Residential Attached

\$199,000 (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?:

Frontage (feet):
 Frontage (metres):
 Bedrooms: **2**
 Bathrooms: **1**
 Full Baths: **1**
 Half Baths: **0**
 Maint. Fee: **\$249.59**

Approx. Year Built: **1982**
 Age: **33**
 Zoning: **CD-RM3**
 Gross Taxes: **\$1,453.34**
 For Tax Year: **2015**
 Tax Inc. Utilities?: **No**
 P.I.D.: **001-806-653**

Mgmt. Co's Name: **Ascent**
 Mgmt. Co's Phone: **604-418-1800**
 View: **No**
 Complex / Subdiv: **Barclay Woods**
 Services Connected: **Community, Electricity, Natural Gas, Sanitary Sewer, Storm**

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

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

Total Parking: **1** Covered Parking: **1**
 Parking: **Garage; Underground, Open**
 Dist. to Public Transit: **NEAR**
 Units in Development: **271**
 Title to Land: **Freehold Strata**
 Seller's Interest: **Court Ordered Sale**
 Property Disc.: **No**
 Fixtures Leased: **No**
 Fixtures Rmvd: **:**
 Floor Finish: **Laminate**

Parking Access: **Front**
 Locker: **N**
 Dist. to School Bus: **NEAR**
 Total Units in Strata: **271**

Maint Fee Inc: **Garbage Pickup, Management, Recreation Facility, Snow removal**
 Legal: **PL NWS1459 LT 186 DL 2 LD 36 ENTITLEMENT OF THE STRATA LOT AS SHOWN ON FORM I**

Amenities: **Exercise Centre**

Site Influences: **Cul-de-Sac, Recreation Nearby, Shopping Nearby**
 Features: **Garage Door Opener, Refrigerator, Stove**

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Living Room	20' x 12'4			x			x
Main	Dining Room	14' x 6'			x			x
Main	Kitchen	7'7 x 5'1			x			x
Main	Master Bedroom	12'1 x 11'4			x			x
Main	Bedroom	8'1 x 11'2			x			x
Main	Foyer	18' x 3'8			x			x
		x			x			x
		x			x			x
		x			x			x
		x			x			x

Finished Floor (Main):	765	# 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	No	Barn:
Finished Floor (Below):	0	Restricted Age:			2				Workshop/Shed:
Finished Floor (Basement):	0	# of Pets:	Cats:	Dogs:	3				Pool:
Finished Floor (Total):	765 sq. ft.	# or % of Rentals Allowed:			4				Garage Sz:
Unfinished Floor:	0	Bylaw Restrict: Pets Allowed, Rentals Allowed			5				Door Height:
Grand Total:	765 sq. ft.	Basement: None			6				
					7				
					8				

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

ATTENTION First time Buyers and investors! Large 2 Bdm/1 bath top floor corner unit in Barclay woods. Quiet unit facing the courtyard with a large balcony. Central location, right across from Lougheed sky train and steps away from shopping. GAS SAVER – park the car and walk to all the amenities. Call today to take a look!