



Presented by:

**Micky Kandola**

Royal LePage - Wolstencroft

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**Active**  
**R2665763**  
Board: V  
Apartment/Condo

**202 7280 LINDSAY ROAD**

Richmond

Granville

V7C 3M6

Residential Attached

**\$198,000** (LP)

(SP)



Sold Date: If new, GST/HST inc?: Original Price: **\$198,000**  
Meas. Type: Bedrooms: **1** Approx. Year Built: **1974**  
Frontage(feet): Bathrooms: **1** Age: **48**  
Frontage(metres): Full Baths: **1** Zoning: **RAL1**  
Depth / Size (ft.): Half Baths: **0** Gross Taxes: **\$0.00**  
Sq. Footage: **0.00** For Tax Year:  
Flood Plain: P.I.D.: **800-152-678** Tax Inc. Utilities?:  
View: **No** Tour:  
Complex / Subdiv: **SUSSEX SQUARE**  
Services Connctd: **Electricity, Sanitary Sewer, Storm Sewer, Water**  
Sewer Type: **Community** Water Supply: **Community**

Style of Home: **Upper Unit**  
Construction: **Frame - Wood**  
Exterior: **Mixed**  
Foundation: **Concrete Slab**

Renovations: Reno. Year: **Full**  
# of Fireplaces: R.I. Fireplaces: Rain Screen: **Full**  
Fireplace Fuel: Metered Water:  
Fuel/Heating: **Baseboard, Hot Water, Natural Gas** R.I. Plumbing:  
Outdoor Area: **Balcony(s)**  
Type of Roof: **Other**

Total Parking: **1** Covered Parking: **0** Parking Access:  
Parking: **Open**  
Dist. to Public Transit: **1 BLK** Dist. to School Bus: **1 BLK**  
Title to Land: **Leasehold prepaid-NonStrata**  
Property Disc.: **No**  
Fixtures Leased: :  
Fixtures Rmvd: :  
Floor Finish: **Wall/Wall/Mixed**

Legal: **008-290-989 LOT 247, BLOCK 4N, PLAN NWP41492, SECTION 13, RANGE 7W, NEW WESTMINSTER LAND DISTRICT, (LEASED-ONLY ON MANUAL INDEX AT LTO)**

Amenities: **Shared Laundry**

Site Influences: **Recreation Nearby, Shopping Nearby**

Features:

Finished Floor (Main): <b>634</b>			Units in Development:			Tot Units in Strata:			Locker:		
Finished Floor (Above): <b>0</b>			Exposure:			Storeys in Building: <b>3</b>					
Finished Floor (AbvMain2): <b>0</b>			Mgmt. Co's Name: <b>WESTSEA</b>			Mgmt. Co's #: <b>604-681-2727</b>					
Finished Floor (Below): <b>0</b>			Maint Fee: <b>\$448.95</b>			Council/Park Apprv?:					
Finished Floor (Basement): <b>0</b>			Maint Fee Includes: <b>Heat, Hot Water, Management, Taxes</b>								
Finished Floor (Total): <b>634 sq. ft.</b>											
Unfinished Floor: <b>0</b>											
Grand Total: <b>634 sq. ft.</b>			Bylaws Restrictions: <b>Pets Not Allowed, Rentals Allowed</b>								
Suite:			Restricted Age:			# of Pets:			Cats: Dogs:		
Basement: <b>None</b>			# or % of Rentals Allowed: <b>None</b>								
Crawl/Bsmt. Ht:			Short Term(<1yr)Rnt/Lse Alwd?: <b>No</b>								
# of Kitchens: <b>1</b>			Short Term Lse-Details:								
# of Levels: <b>1</b>											
# of Rooms: <b>5</b>											
Floor	Type	Dimensions	Floor	Type	Dimensions	Bath	Floor	# of Pieces	Ensuite?		
Main	Foyer	7' x 4'			x	1	Main	4	No		
Main	Kitchen	8' x 7'			x	2					
Main	Living Room	13' x 13'			x	3					
Main	Dining Room	7' x 7'			x	4					
Main	Bedroom	11' x 9'			x	5					
		x			x	6					
		x			x	7					
		x			x	8					

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

**Affordable West Richmond accommodation at an entry level price point. Ideal investment as rentals are not restricted. Building has recently undergone an envelope remediation and is situated in an upscale single family neighborhood near schools and transit. Close to the Railway Avenue trail, Thompson Community Centre, & Burnet High School. Maintenance fee includes heat, hot water, management & property taxes.**



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**Active**  
**R2672289**  
Board: V  
Apartment/Condo

## 1007 8120 LANSDOWNE ROAD

Richmond  
Brighthouse  
V6X 0A1

Residential Attached

**\$799,000** (LP)

(SP)



Sold Date:	If new, GST/HST inc?:	Original Price: <b>\$799,000</b>
Meas. Type:	Bedrooms: <b>2</b>	Approx. Year Built: <b>2009</b>
Frontage(feet):	Bathrooms: <b>2</b>	Age: <b>13</b>
Frontage(metres):	Full Baths: <b>2</b>	Zoning: <b>APT</b>
Depth / Size (ft.):	Half Baths: <b>0</b>	Gross Taxes: <b>\$2,326.82</b>
Sq. Footage: <b>0.00</b>		For Tax Year: <b>2021</b>
Flood Plain:	P.I.D.: <b>028-056-558</b>	Tax Inc. Utilities?: <b>No</b>
View: <b>Yes :CITY + MOUNTAIN</b>		Tour:
Complex / Subdiv: <b>PRADO</b>		
Services Connctd: <b>Community, Electricity, Natural Gas, Sanitary Sewer, Water</b>		

Sewer Type: **City/Municipal** Water Supply: **City/Municipal**

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

Renovations:  
# of Fireplaces: **1** R.I. Fireplaces: **1**  
Fireplace Fuel: **Electric**  
Fuel/Heating: **Baseboard, Electric**  
Outdoor Area: **Balcony(s)**  
Type of Roof: **Other, Tar & Gravel**

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

Total Parking: **1** Covered Parking: **1** Parking Access: **Side**  
Parking: **Garage Underbuilding, Visitor Parking**  
Dist. to Public Transit: **CLOSEBY** Dist. to School Bus: **CLOSEBY**  
Title to Land: **Freehold Strata**  
Property Disc.: **No**  
Fixtures Leased: **:**  
Fixtures Rmvd: **:**  
Floor Finish: **Laminate, Carpet**

Legal: **STRATA LOT 120, BLOCK 4N, PLAN BCS3614, SECTION 4, RANGE 6W, 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: **Elevator, Exercise Centre, Guest Suite, Sauna/Steam Room, Storage, Concierge**

Site Influences: **Central Location, Paved Road, Recreation Nearby, Shopping Nearby**

Features:

Finished Floor (Main): <b>988</b>		Units in Development:	Tot Units in Strata:		Locker: <b>Yes</b>	
Finished Floor (Above): <b>0</b>		Exposure: <b>Southwest</b>	Storeys in Building: <b>16</b>			
Finished Floor (AbvMain2): <b>0</b>		Mgmt. Co's Name: <b>FIRST SERVICE RESIDENTIAL</b>	Mgmt. Co's #: <b>604-683-8900</b>			
Finished Floor (Below): <b>0</b>		Maint Fee: <b>\$465.98</b>	Council/Park Apprv?:			
Finished Floor (Basement): <b>0</b>		Maint Fee Includes: <b>Caretaker, Garbage Pickup, Gardening, Gas, Hot Water, Management, Recreation Facility, Snow removal</b>				
Finished Floor (Total): <b>988 sq. ft.</b>						
Unfinished Floor: <b>0</b>						
Grand Total: <b>988 sq. ft.</b>		Bylaws Restrictions: <b>Pets Allowed w/Rest., Rentals Allwd w/Restrctns</b>				
Suite:		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>1</b>						
# of Rooms: <b>5</b>						
Floor	Type	Dimensions	Bath	Floor	# of Pieces	Ensuite?
Main	Living Room	16' x 15'	1	Main	3	No
Main	Dining Room	12' x 6'6	2	Main	3	Yes
Main	Master Bedroom	13'6 x 11'	3			
Main	Bedroom	10' x 9'6	4			
Main	Kitchen	8'6 x 8'9	5			
		x	6			
		x	7			
		x	8			

Listing Broker(s): **Dien Realty**

**Prime location at Richmond - PRADO. South West corner unit with two bedroom two bathroom with a sizeable balcony, spacious functional layout and lots of natural light. On-site concierge. Prime location walking distance to Lansdowne Mall, KPU, Canada Line and bus stops. Call for your private showing today!**