



Presented by:
Mylyne Santos PREC*

Mylyne & Associates
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Active
R3039823
Board: F
Apartment/Condo

2F 1400 GEORGE STREET

South Surrey White Rock
White Rock
V4B 4A3

Residential Attached

\$519,000 (LP)

(SP)



| | | |
|--------------------------|--|-------------------------------------|
| Sold Date: | If new, GST/HST inc?: | Original Price: \$519,000 |
| Meas. Type: | Bedrooms: 2 | Approx. Year Built: 1990 |
| Frontage(feet): | Bathrooms: 2 | Age: 35 |
| Frontage(metres): | Full Baths: 2 | Zoning: CR-2 |
| Depth / Size (ft.): | Half Baths: 0 | Gross Taxes: \$2,893.62 |
| Sq. Footage: 0.00 | | For Tax Year: |
| Flood Plain: | P.I.D.: 015-559-602 | Tax Inc. Utilities?: |
| View: No | | Tour: |
| Complex / Subdiv: | | |
| First Nation: | | |
| Services Connctd: | Community, Electricity, Natural Gas, Sanitary Sewer, Storm Sewer, Water | |
| Sewer Type: | City/Municipal | Water Supply: City/Municipal |

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

Renovations:
of Fireplaces: **1** R.I. Fireplaces:
Fireplace Fuel: **Gas - Natural**
Fuel/Heating: **Baseboard, Electric**
Outdoor Area: **Patio(s) & Deck(s)**
Type of Roof: **Torch-On**

Reno. Year:
Rain Screen: **Full**
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: **Mixed, Tile, Vinyl/Linoleum, Carpet**

Legal: **STRATA LOT 13, PLAN NWS3100, SECTION 11, TOWNSHIP 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: **In Suite Laundry, Storage**

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

| | | | | | | | | | | | |
|--|-----------------|--------------|---|------|------------|-----------------------------------|-------|-------------|-----------------------------------|--|--|
| Finished Floor (Main): 1,482 | | | Units in Development: 19 | | | Tot Units in Strata: 19 | | | Locker: Yes | | |
| Finished Floor (Above): 0 | | | Exposure: | | | Storeys in Building: 3 | | | | | |
| Finished Floor (AbvMain2): 0 | | | Mgmt. Co's Name: Blueprint Strata Management | | | Mgmt. Co's #: 604-200-1030 | | | | | |
| Finished Floor (Below): 0 | | | Maint Fee: \$596.15 | | | Council/Park Apprv?: | | | | | |
| Finished Floor (Basement): 0 | | | Maint Fee Includes: Gardening, Gas, Management, Water | | | | | | | | |
| Finished Floor (Total): 1,482 sq. ft. | | | | | | | | | | | |
| Unfinished Floor: 0 | | | | | | | | | | | |
| Grand Total: 1,482 sq. ft. | | | Bylaws Restrictions: Pets Allowed w/Rest., Rentals Allwd w/Restrctns | | | | | | | | |
| Suite: | | | Restricted Age: | | | # of Pets: 1 | | | Cats: Yes Dogs: Yes | | |
| Basement: None | | | # or % of Rentals Allowed: | | | | | | | | |
| Crawl/Bsmt. Ht: | | | Short Term(<1yr)Rnt/Lse Alwd?: No | | | | | | | | |
| # of Kitchens: 1 | | | Short Term Lse-Details: | | | | | | | | |
| # of Levels: 1 | | | | | | | | | | | |
| # of Rooms: 8 | | | | | | | | | | | |
| Floor | Type | Dimensions | Floor | Type | Dimensions | Bath | Floor | # of Pieces | Ensuite? | | |
| Main | Eating Area | 10'10 x 8'10 | | | x | 1 | Main | 3 | No | | |
| Main | Kitchen | 13'10 x 9'9 | | | x | 2 | Main | 4 | Yes | | |
| Main | Laundry | 7'0 x 5'3 | | | x | 3 | | | | | |
| Main | Dining Room | 12'7 x 11'9 | | | x | 4 | | | | | |
| Main | Living Room | 16'2 x 15'5 | | | x | 5 | | | | | |
| Main | Solarium | 18'11 x 13'8 | | | x | 6 | | | | | |
| Main | Bedroom | 13'4 x 10'4 | | | x | 7 | | | | | |
| Main | Primary Bedroom | 18'5 x 11'0 | | | x | 8 | | | | | |

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

Rarely available 2-bed,2-bath condo in Georgian Place, offering a huge 1,482 SF of living includes a huge 206 sq.ft heated, carpeted, and fully enclosed solarium that could easily function as a large 3rd bedroom. This bright, south-west facing home features a spacious living and dining area with an open-concept kitchen, perfect for entertaining. The oversized master suite includes a sliding door to the solarium, a 5-piece ensuite with separate shower and tub, and ample closet space. The large walk-in laundry room also serves as a pantry or extra storage. Includes secured underground parking with 1 parking spot and 1 storage locker. Conveniently located close to White Rock's best shopping, restaurants, banks, coffee shops, and mins to beach. No age restrictions. Contact L/R to book viewing



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Active
R3049774
Board: F
Apartment/Condo

3109 11967 80 AVENUE

N. Delta
Scottsdale
V4C 0E2

Residential Attached

\$625,000 (LP)

(SP)



| | | |
|--|-------------------------------------|----------------------------------|
| Sold Date: | If new, GST/HST inc?: | Original Price: \$625,000 |
| Meas. Type: Feet | Bedrooms: 2 | Approx. Year Built: 2017 |
| Frontage(feet): | Bathrooms: 2 | Age: 8 |
| Frontage(metres): | Full Baths: 2 | Zoning: F13 |
| Depth / Size (ft.): | Half Baths: 0 | Gross Taxes: \$2,218.94 |
| Sq. Footage: 0.00 | | For Tax Year: 2024 |
| Flood Plain: | P.I.D.: 030-115-353 | Tax Inc. Utilities?: No |
| View: Yes :CITY AND OCEAN | | Tour: |
| Complex / Subdiv: DELTA RISE | | |
| First Nation: | | |
| Services Connctd: Community, Electricity, Natural Gas, Sanitary Sewer, Storm Sewer, Water | | |
| Sewer Type: City/Municipal | Water Supply: City/Municipal | |

Style of Home: **Inside Unit**
Construction: **Concrete**
Exterior: **Concrete, Glass, Mixed**
Foundation: **Concrete Slab**

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

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

Total Parking: **2** Covered Parking: **2** Parking Access: **Side**
Parking: **Garage Underbuilding, Garage; Underground, Visitor Parking**
Dist. to Public Transit: **IMMEDIATE** Dist. to School Bus:
Title to Land: **Freehold Strata**
Property Disc.: **No**
Fixtures Leased: **:**
Fixtures Rmvd: **:**
Floor Finish: **Mixed**

Legal: **STRATA LOT 278, PLAN EPS4044, SECTION 25, TOWNSHIP 4, 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: **Bike Room, Club House, Elevator, Exercise Centre, Garden, In Suite Laundry, Recreation Center, Storage**

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

| | | | |
|--|---|-----------------------------------|--------------------|
| Finished Floor (Main): 801 | Units in Development: 317 | Tot Units in Strata: 317 | Locker: Yes |
| Finished Floor (Above): 0 | Exposure: South | Storeys in Building: 38 | |
| Finished Floor (AbvMain2): 0 | Mgmt. Co's Name: AWM ALLIANCE | Mgmt. Co's #: 604-685-3227 | |
| Finished Floor (Below): 0 | Maint Fee: \$430.00 | Council/Park Apprv?: No | |
| Finished Floor (Basement): 0 | Maint Fee Includes: Caretaker, Garbage Pickup, Gardening, Hot Water, Management, Sewer, Snow removal | | |
| Finished Floor (Total): 801 sq. ft. | | | |
| Unfinished Floor: 0 | | | |
| Grand Total: 801 sq. ft. | Bylaws Restrictions: Pets Allowed w/Rest., Rentals Allwd w/Restrctns | | |
| Suite: None | Restricted Age: | # of Pets: | Cats: Dogs: |
| Basement: None | # or % of Rentals Allowed: | | |
| Crawl/Bsmt. Ht: | Short Term(<1yr)Rnt/Lse Alwd?: No | | |
| # of Kitchens: 1 | Short Term Lse-Details: | | |
| # of Levels: 1 | | | |
| # of Rooms: 7 | | | |

| Floor | Type | Dimensions | Bath | Floor | # of Pieces | Ensuite? |
|-------|-----------------|-------------|------|-------|-------------|----------|
| Main | Foyer | 4'0 x 5'0 | 1 | Main | 3 | No |
| Main | Kitchen | 8'0 x 6'0 | 2 | Main | 4 | Yes |
| Main | Living Room | 16'1 x 10'8 | 3 | | | |
| Main | Primary Bedroom | 11'0 x 10'8 | 4 | | | |
| Main | Bedroom | 11'0 x 9'8 | 5 | | | |
| Main | Den | 4'8 x 9'8 | 6 | | | |
| Main | Dining Room | 8'0 x 10'0 | 7 | | | |
| | | x | 8 | | | |

Listing Broker(s): **Royal LePage Westside**

Rise above it all with this move-in-ready 2-bed + den, 2-bath condo at Delta Rise. A bright, functional layout features floor-to-ceiling windows, separated bedrooms for privacy, and a flexible den for extra space. Enjoy morning coffee or evening wine on the generous covered balcony with sweeping city and ocean views. Amenities include a gym, gardens, media room, playground, and outdoor lounge — with restaurants, shops, and transit steps away.



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Active
R3028881

Board: F
Townhouse

43 2350 165 STREET

South Surrey White Rock
Grandview Surrey
V3Z 1J9

Residential Attached

\$874,000 (LP)

(SP)



| | | |
|--|-------------------------------------|----------------------------------|
| Sold Date: | If new, GST/HST inc?: | Original Price: \$975,000 |
| Meas. Type: Feet | Bedrooms: 4 | Approx. Year Built: 2024 |
| Frontage(feet): 0.00 | Bathrooms: 3 | Age: 1 |
| Frontage(metres): 0.00 | Full Baths: 2 | Zoning: RES |
| Depth / Size (ft.): 0 | Half Baths: 1 | Gross Taxes: \$3,757.88 |
| Sq. Footage: 0.00 | | For Tax Year: 2025 |
| Flood Plain: | P.I.D.: 032-188-889 | Tax Inc. Utilities?: |
| View: No | | Tour: |
| Complex / Subdiv: THE LOOP | | |
| First Nation | | |
| Services Connctd: Electricity, Natural Gas, Sanitary Sewer, Water | | |
| Sewer Type: City/Municipal | Water Supply: City/Municipal | |

Style of Home: **2 Storey w/Bsmt., Inside Unit**
Construction: **Frame - Wood**
Exterior: **Mixed**
Foundation: **Concrete Perimeter**

Renovations:
of Fireplaces: **1** R.I. Fireplaces:
Fireplace Fuel: **Electric**
Fuel/Heating: **Forced Air, Natural Gas**
Outdoor Area: **Balcony(s)**
Type of Roof: **Asphalt**

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

Total Parking: **2** Covered Parking: **2** Parking Access: **Rear**
Parking: **Garage; Double, Visitor Parking**
Dist. to Public Transit: **CLOSE** Dist. to School Bus: **CLOSE**
Title to Land: **Freehold Strata**
Property Disc.: **No**
Fixtures Leased: **: SOLD AS IS WHERE IS AT TIME OF POSSESSION**
Fixtures Rmvd: **: SOLD AS IS WHERE IS AT TIME OF POSSESSION**
Floor Finish: **Laminate, Wall/Wall/Mixed, Carpet**

Legal: **STRATA LOT 60 SECTION 13 TOWNSHIP 1 NEW WESTMINSTER DISTRICT STRATA PLAN EPS9264 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, Club House, Exercise Centre, In Suite Laundry**

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

Finished Floor (Main): **619**
Finished Floor (Above): **674**
Finished Floor (AbvMain2): **0**
Finished Floor (Below): **0**
Finished Floor (Basement): **200**
Finished Floor (Total): **1,493 sq. ft.**
Unfinished Floor: **0**
Grand Total: **1,493 sq. ft.**

Units in Development:
Exposure: **North**
Mgmt. Co's Name: **DWELL PROPERTY MANAGEMENT**
Maint Fee: **\$276.00**
Maint Fee Includes: **Gardening, Management**

Tot Units in Strata:
Storeys in Building:
Mgmt. Co's #: **604-248-0752**
Council/Park Apprv?:

Locker: **No**

Suite: **None**
Basement: **Fully Finished, Part**
Crawl/Bsmt. Ht: # of Levels: **3**
of Kitchens: **1** # of Rooms: **10**

Bylaws Restrictions: **Pets Allowed w/Rest., Rentals Allwd w/Restrctns**
Restricted Age: # of Pets: **2**
or % of Rentals Allowed:
Short Term(<1yr)Rnt/Lse Alwd?: **No**
Short Term Lse-Details:

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

| Floor | Type | Dimensions | Floor | Type | Dimensions | Bath | Floor | # of Pieces | Ensuite? |
|-------|-----------------|--------------|-------|---------|--------------|------|-------|-------------|----------|
| Main | Kitchen | 13'10 x 12'7 | Below | Foyer | 6'10 x 3'3 | 1 | Main | 2 | No |
| Main | Dining Room | 13'4 x 7'0 | Below | Bedroom | 11'10 x 11'7 | 2 | Above | 4 | No |
| Main | Living Room | 15'5 x 11'5 | | | x | 3 | Above | 4 | Yes |
| Main | Laundry | 5'3 x 3'0 | | | x | 4 | | | |
| Above | Primary Bedroom | 11'6 x 11'0 | | | x | 5 | | | |
| Above | Walk-In Closet | 11'0 x 3'8 | | | x | 6 | | | |
| Above | Bedroom | 12'9 x 9'5 | | | x | 7 | | | |
| Above | Bedroom | 12'11 x 9'3 | | | x | 8 | | | |

Listing Broker(s): **Royal LePage West Real Estate Services**

WOW!!! "The Loop" -prime 1 year old townhome in a great development in South Surrey. You will love the layout, it's perfect for a growing family in an area close to all amenities. The basement 4th bedroom would work great for a home office or bonus room for the kids. The modern look consists of two tone kitchen cabinets, large working island with bar stool area, designer lighting and plumbing fixtures, Walk out deck off the kitchen for those summer nights. Laundry on the main, plus many more features. Large formal living area with electric fireplace. Main floor has laminate flooring, while upper floor has carpeting making it warm on your feet. Primary bedroom has walk in closet and a gorgeous en-suite bath with deep tub and large shower. A must see unit.