

Nicky Tu PREC*

Keller Williams Elite Realty Phone: 604-767-5913

nickyhmtu@gmail.com



R2350164 Board: V

105 2334 MARPOLE AVENUE

Port Coquitlam Central Pt Coquitlam V3C 2A2

Residential Attached \$210,000 (LP)

Tour:

Parking Access: Rear

Dist. to School Bus:

Total Units in Strata: 12

Locker: N

Type

(SP) M



Sold Date: Original Price: \$210,000 Frontage (feet): Meas. Type: Frontage (metres): Approx. Year Built: 1976 Depth / Size (ft.): Bedrooms: Age: 43 1 Lot Area (sq.ft.): 0.00 **APT** Bathrooms: 1 Zoning: Flood Plain: No Full Baths: Gross Taxes: \$576.02 1 Council Apprv?: No Half Baths: 0 For Tax Year: 2017 Exposure: Maint. Fee: \$210.00 Tax Inc. Utilities?: No If new, GST/HST inc?: P.I.D.: 001-458-027

Mgmt. Co's Name: Self Managed

Mgmt. Co's Phone:

View:

Complex / Subdiv:

Services Connected: Electricity, Sanitary Sewer, Water

Sewer Type: Community

Style of Home: End Unit, Upper Unit

Construction: Frame - Wood

Exterior: Mixed, Stucco

Foundation: **Concrete Perimeter**

Rain Screen:

Renovations:

Water Supply: City/Municipal

Fireplace Fuel:

Fuel/Heating: Baseboard, Electric Balcony(s) Outdoor Area:

Type of Roof: Tar & Gravel Maint Fee Inc: Garbage Pickup Reno. Year: R.I. Plumbing:

Metered Water: R.I. Fireplaces:

of Fireplaces: 0

Floor

Total Parking: 1 Covered Parking: 1 Parking: Other

Mixed

Dimensions

Floor

Dist. to Public Transit: 1/2 BLK Units in Development:

Title to Land: Freehold Strata

Property Disc.: No Fixtures Leased: No: Fixtures Rmvd: No:

STRATA LOT 3, PLAN NWS617, DISTRICT LOT 379, NEW WESTMINSTER LAND DISTRICT, TOGETHER WITH AN INTEREST IN THE Legal:

Type

COMMON PROPERTY IN PROPORTION TO THE UNIT ENTITLEMENT OF THE STRATA LOT AS SHOWN ON FORM 1 OR V, AS APPROPRIATE

Floor Finish:

Amenities: **Shared Laundry**

Type

Site Influences: Recreation Nearby, Shopping Nearby

Dimensions

Features:

Floor

1 1001	Type	Dillic	11310113	1 1001	Type	Dill	1011310113	1 100	1 9	pe	Difficusions
Main	Master Bedroor		x 10'				X				x
Main	Dining Room	9':	x 8'				X				x
Main	Kitchen	10'					X				x
Main	Living Room	11'	x 10'				X				x
			X				X				x
			X				X				x
			X				X				x
			X				X				x
			X				X				x
			X				X				x
Finished Flo	or (Main):	641	# of Roo	ms: 4 #	# of Kitchens: 1	# of Levels: 1	Bath	Floor	# of Pieces	Ensuite?	Outbuildings
Finished Flo	` ,	0		mt. Height:			1	Main	4	No	Barn:
Finished Flo	` ,	0	Restricte				2				Workshop/Shed:
Finished Flo	or (Basement):	0	# of Pets	s:	Cats:	Dogs:	3				Pool:
Finished Flo	or (Total):	641 sq. ft.	# or % c	of Rentals A	Allowed:	J	4				Garage Sz:
	, ,	-	Bylaws:	Pets Allow	wed, Rentals A	llowed	5				Grg Dr Ht:
Unfinished I	Floor:	0	'		•		6				0.9 2
Grand Total	:	641 sq. ft.	Basemen	t: None			7				
		-					8				

Listing Broker(s): Royal LePage Sterling Realty

Foreclosure alert! Investors, renovators and 1st time Buyer's this could be the space your looking for. With updating and elbow grease this will be a very nice and affordable home in the heart of Downtown PoCo. Walking distance to Gates Park, Coquitlam River, shopping, schools and transit. Small 12 unit (10 residential and 2 commercial) self managed complex offers a spacious layout and a huge covered balcony. Rentals and Pets are permitted.

Dimensions



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R2350244 Board: V Apartment/Condo **206 2334 MARPOLE AVENUE**

Port Coquitlam Central Pt Coquitlam V3C 2A2

Residential Attached \$214,900 (LP)

Tour:

Dist. to School Bus: 2 BLOCKS

Total Units in Strata: 12

(SP) M



Sold Date: Original Price: \$214,900 0.00 Frontage (feet): Meas. Type: **Feet** Frontage (metres): 0.00 Approx. Year Built: 1976 Depth / Size (ft.): 0 Bedrooms: Age: 43 1 Lot Area (sq.ft.): 0.00 **APT** Bathrooms: 1 Zoning: Flood Plain: Gross Taxes: \$529.69 Full Baths: 1 Council Apprv?: No Half Baths: 0 For Tax Year: 2017 Exposure: Maint. Fee: \$210.00 Tax Inc. Utilities?: No If new, GST/HST inc?: P.I.D.: 001-458-132

Mgmt. Co's Name: **SELF MANAGED**

Mgmt. Co's Phone:

View:

Complex / Subdiv: **MARPOLE MANOR**

Services Connected: Electricity, Sanitary Sewer, Water

Sanitation Sewer Type:

Style of Home: Upper Unit Construction: Frame - Wood

Exterior: Mixed

Concrete Perimeter Foundation:

Rain Screen:

Renovations:

City/Municipal Water Supply: Fireplace Fuel:

Fuel/Heating: Baseboard, Electric Balcny(s) Patio(s) Dck(s) Outdoor Area: Type of Roof: Tar & Gravel

Maint Fee Inc: Other STRATA LOT 10 PLAN NWS617 DISTRICT LOT 379 NEW WESTMINSTER LAND DISTRICT

Amenities:

Legal:

Features:

Total Parking: 1 Covered Parking: Parking Access: Lane Parking: Garage; Underground

Locker: N

Dist. to Public Transit: 1 BLOCK Units in Development: 12

Title to Land: Freehold Strata

Property Disc.: No Fixtures Leased: Fixtures Rmvd: Floor Finish: Mixed

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

Reno. Year:

R.I. Plumbing:

Metered Water:

R.I. Fireplaces:

of Fireplaces: 0

Floor	Туре	Dimensions	Floor	Туре	Dim	ensions	Floor	Туј	ре	Dimensions
Main	Living Room	10'0 x 11'0				x				x
Main	Kitchen	10'0 x 7'0				X				x
Main	Master Bedroom	12'0 x 10'0				X				x
Main	Dining Room	8'5 x 7'6				X				x
		X				X				x
		X				X				x
		X				X				X
		X				X				x
		X				X				x
		X				X				X
Finished Floo	r (Main)· 64	# of Roo	ms• 4	# of Kitchens: 1	# of Levels: 1	Bath	Floor	# of Pieces	Ensuite?	Outbuildings

f of Kitchens: **1** Finished Floor (Above): Crawl/Bsmt. Height: 1 Main No Barn: Restricted Age: Finished Floor (Below): 2 3 0 Workshop/Shed: Finished Floor (Basement): 0 # of Pets: Cats: Dogs: Pool: Finished Floor (Total): 641 sq. ft. # or % of Rentals Allowed: 4 Garage Sz: 5 **Bylaws: No Restrictions** Grg Dr Ht: Unfinished Floor: 6 641 sq. ft. | Basement: None 7 Grand Total: 8

Listing Broker(s): Royal LePage West R.E.S.

ACCEPTED OFFER PRICE \$269,000 COURT DATE MAY 2, 2019 9:30 AM B. C. SUPREME COURT 800 SMITHE ST. VANCOUVER USUALLY COURT ROOM #32 OR #33. Port Coquitlam Downtown! Ideal for investors or 1st Buyer. Well Priced and a nice size 1 bedroom, 1 bathroom in downtown Poco just steps to shops, parks, schools and transportation. Good floor plan. Bring your ideas as it needs some TLC and the price reflects that. A good investment for rental as well. Tenant has resided there for 2 years and would like to stay if possible Presently \$900 per month rent. Situated above 2 commercial business's facing the street so there is activity for you to enjoy and a really nice view. Viewing times are Mon. Wed. Fri. Sat. 2:30 and 6:30 with 24 hours notice. contact your Realtor.



R2350996

Board: V

Presented by:

Nicky Tu PREC*

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Residential Attached

\$249,990 (LP)

Apartment/Condo

104 2334 MARPOLE AVENUE

Port Coquitlam Central Pt Coquitlam V3C 2A2

(SP) M

Sold Date: Meas. Type: **Feet** Depth / Size (ft.): Lot Area (sq.ft.): 0.00 Flood Plain: Council Apprv?: Exposure:

Full Baths: Half Baths: Maint. Fee: If new, GST/HST inc?:

Frontage (feet):

Bedrooms:

Bathrooms:

Frontage (metres):

2

1

1

0

Original Price: \$249,990 Approx. Year Built: 1976 Age: 43 **MULTI** Zoning: Gross Taxes: \$691.81 For Tax Year: 2017 Tax Inc. Utilities?: No

P.I.D.: 001-458-078

Tour:

Parking Access: Lane, Rear

Dist. to School Bus:

Total Units in Strata:

Locker:

\$235.00

Complex / Subdiv:

Mgmt. Co's Name:

Mgmt. Co's Phone:

View:

Reno. Year:

R.I. Plumbing:

Metered Water:

R.I. Fireplaces:

of Fireplaces: 0

Services Connected: Community, Electricity, Natural Gas, Water

Sewer Type: Community

Style of Home: Ground Level Unit Construction: Frame - Wood

Exterior: Mixed, Stucco

Concrete Perimeter Foundation: Rain Screen:

Renovations: City/Municipal Water Supply:

Fireplace Fuel: Fuel/Heating: Baseboard, Electric

Balcny(s) Patio(s) Dck(s) Outdoor Area: Type of Roof: Tar & Gravel

Total Parking: 1 Covered Parking: 1 Parking: Garage; Underground

Dist. to Public Transit: Units in Development:

Title to Land: Freehold Strata

Property Disc.: Yes Fixtures Leased: Fixtures Rmvd: Floor Finish:

Maint Fee Inc: Garbage Pickup Legal:

STRATA LOT 7, PLAN NWS617, DISTRICT LOT 379, 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 OR V, AS

Amenities: None

Site Influences: Central Location, Recreation Nearby, Shopping Nearby

Dishwasher, Refrigerator, Stove Features:

Floor	Туре	Dimensions	Floor	Туре	Dim	ensions	Floo	r Ty	ре	Dimensions
Main	Living Room	16' x 10'				x				x
Main	Dining Room	8' x 8'				X				X
Main	Kitchen	9' x 8'				X				X
Main	Master Bedroom	13' x 9'				X				X
Main	Bedroom	11' x 9'				X				X
		X				X				X
		X				X				X
		X				X				X
		X				X				X
		X				X				X
	oor (Main): 91 4		oms: 5 #	f of Kitchens: 1	# of Levels: 1	Bath	Floor	# of Pieces	Ensuite?	Outbuildings

		`					^				^
Finished Floor (Main):	914	# of Roor	ns: 5	# of Kitchens: 1	L # of I	evels: 1	Bath	Floor	# of Pieces	Ensuite?	Outbuildings
Finished Floor (Above):	0	Crawl/Bsr	nt. Heig	ht:			1	Main	4	No	Barn:
Finished Floor (Below):	0	Restricted	l Age:				2				Workshop/Shed:
Finished Floor (Basement):	0	# of Pets		Cats:	Dogs:		3				Pool:
Finished Floor (Total):	914 sq. ft.	# or % of	f Rentals	s Allowed:			4				Garage Sz:
		Bylaws: F	ets All	owed w/Rest.			5				Gra Dr Ht:
Unfinished Floor:	0						6				9
Grand Total:	914 sq. ft.	Basement	: None				7				
	•						8				

Listing Broker(s): RE/MAX Crest Realty

2 bedrooms and 1 washroom under 250K in Port Coquitlam downtown area!!! Ideal for investment or move in. Close to shops, parks, schools and transportation. Good floor plan. Presently tenanted. Inside quiet unit. This is opportunities to own your real estate property instead of renting!!! Excellent investment or move in property. Don't miss it. Showing is Sunday (7th) 1 to 2pm ONLY. NO EXCEPTION. Tenanted. Rent is \$1490 per month



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R2359971 Board: V Apartment/Condo

210 2334 MARPOLE AVENUE

Port Coquitlam Central Pt Coquitlam V3C 2A2

Residential Attached \$269,000 (LP)

(SP) M



Sold Date: Frontage (feet): Original Price: \$269,000 Meas. Type: Frontage (metres): Approx. Year Built: 1976 Depth / Size (ft.): Bedrooms: Age: 43 1 Lot Area (sq.ft.): 0.00 **MULTI** Bathrooms: 1 Zoning: Flood Plain: Gross Taxes: \$568.42 Full Baths: 1 Council Apprv?: Half Baths: 0 For Tax Year: 2017 Exposure:

Maint. Fee: \$189.00 Tax Inc. Utilities?: If new, GST/HST inc?: P.I.D.: 001-458-086 Mgmt. Co's Name:

Covered Parking: 1

Tour:

Locker:

Parking Access: Lane, Rear

Dist. to School Bus:

Total Units in Strata:

Complex / Subdiv:

Reno. Year:

R.I. Plumbing:

Services Connected: Community, Electricity, Natural Gas, Water

Freehold Strata

Parking: Garage; Underground

Sewer Type: Community

Style of Home: Ground Level Unit Construction: Frame - Wood

Exterior: Mixed, Stucco

Concrete Perimeter Foundation:

Rain Screen:

Renovations:

Water Supply: City/Municipal Fireplace Fuel:

Fuel/Heating: Baseboard, Electric Balcny(s) Patio(s) Dck(s) Outdoor Area:

Type of Roof: Tar & Gravel Metered Water: R.I. Fireplaces: Property Disc.: Yes # of Fireplaces: 0

Fixtures Leased: Fixtures Rmvd: Floor Finish:

Title to Land:

Total Parking: 1

Dist. to Public Transit: Units in Development:

Maint Fee Inc: Garbage Pickup

Legal:

STRATA LOT 8, PLAN NWS617, DISTRICT LOT 379, 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 OR V, AS

Amenities: None

Site Influences: Central Location, Recreation Nearby, Shopping Nearby

Dishwasher, Refrigerator, Stove Features:

Floor	Туре	Dimensions	Floor	Туре	Dime	ensions	Floor	Ту	ре	Dimensions
Main	Living Room	11' x 10'				X				x
Main	Dining Room	9' x 7'6				X				x
Main	Kitchen	10' x 7'				X				x
Main	Master Bedroom	12' x 10'5				X				x
		X				X				x
		X				X				X
		X				X				X
		X				X				X
		X				X				X v
		X				×				X
Finished Flo	oor (Main): 641	. # of Roo	ms: 4	# of Kitchens: 1	# of Levels: 1	Bath	Floor	# of Pieces	Ensuite?	Outbuildings
Finished Flo	oor (Above):	Crawl/Bs	mt. Heig	ht:		1	Main	4	No	Barn:

Finished Floor (Main):	641	# of Rooms: 4 # 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):	641 sq. ft.	# or % of Rentals Allowed:	4				Garage Sz:
		Bylaws: No Restrictions	5				Grg Dr Ht:
Unfinished Floor:	0		6				
Grand Total:	641 sq. ft.	Basement: None	7				
	-		8				

Listing Broker(s): RE/MAX Crest Realty

1 bedrooms and 1 washroom under 270K in Port Coquitlam downtown area!!! Ideal for investment or move in. Close to shops, parks, schools and transportation. Good floor plan. Presently tenanted. Inside quiet unit. This is opportunities to own your real estate property instead of renting!!! Excellent investment or move in property. Don't miss it.



R2359972

Board: V

Presented by:

Nicky Tu PREC*

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Apartment/Condo

208 2334 MARPOLE AVENUE

Port Coquitlam Central Pt Coquitlam V3C 2A2

Residential Attached \$269,000 (LP)

Original Price: \$269,000

Approx. Year Built: 1976

(SP) M

43

MULTI

Sold Date: Frontage (feet): Meas. Type: Frontage (metres): Depth / Size (ft.): Bedrooms: Lot Area (sq.ft.): 0.00 Bathrooms: Flood Plain: Full Baths: Council Apprv?: Half Baths: Exposure:

Gross Taxes: \$548.21 1 0 For Tax Year: 2017 Maint. Fee: \$189.00 Tax Inc. Utilities?: No

P.I.D.: 001-458-116

Tour:

Age:

Zoning:

1

1

Complex / Subdiv:

Mgmt. Co's Name:

Mgmt. Co's Phone:

View:

Reno. Year:

R.I. Plumbing:

Metered Water:

R.I. Fireplaces:

of Fireplaces: 0

If new, GST/HST inc?:

Services Connected: Community, Electricity, Natural Gas, Water

Freehold Strata

Sewer Type: Community

> Dist. to Public Transit: Units in Development:

Property Disc.: Yes

COMMON PROPERTY IN PROPORTION TO THE UNIT ENTITLEMENT OF THE STRATA LOT AS SHOWN ON FORM 1 OR V, AS APPROPRIATE

Fixtures Leased:

Fixtures Rmvd:

Floor Finish:

Title to Land:

Style of Home: Ground Level Unit Construction: Frame - Wood

Exterior: Mixed, Stucco

Concrete Perimeter Foundation: Rain Screen:

Renovations:

Water Supply: City/Municipal

Fireplace Fuel: Fuel/Heating:

Baseboard, Electric Balcny(s) Patio(s) Dck(s) Outdoor Area:

Type of Roof: Tar & Gravel

Maint Fee Inc: Garbage Pickup STRATA LOT 9, PLAN NWS617, DISTRICT LOT 379, NEW WESTMINSTER LAND DISTRICT, TOGETHER WITH AN INTEREST IN THE Legal:

Amenities:

Site Influences: Central Location, Recreation Nearby, Shopping Nearby Dishwasher, Refrigerator, Stove Features:

Total Parking: 1 Covered Parking: 1 Parking Access: Lane, Rear Parking: Garage; Underground

Locker:

Dist. to School Bus: Total Units in Strata:

Floor	Туре	Dimensions	Floor	Туре	Dimensions	Floor	Туре	Dimensions
Main	Living Room	11' x 10'			x			x
Main	Dining Room	9' x 7'6			x			x
Main	Kitchen	10' x 7'			x			x
Main	Master Bedroom	12' x 10'5			x			x
		X			x			x
		X			x			x
		X			x			x
		X			x			x
		X			x			x
		X			x			x

of Pieces Outbuildings Bath Ensuite? Finished Floor (Main): # of Kitchens: 1 641 # of Rooms: 4 # of Levels: 1 Finished Floor (Above): 0 Crawl/Bsmt. Height: 1 Main No Barn: 2 Finished Floor (Below): 0 Restricted Age: Workshop/Shed: 3 Finished Floor (Basement): 0 # of Pets: Cats: Dogs: Pool: Finished Floor (Total): 641 sq. ft. # or % of Rentals Allowed: 4 Garage Sz: 5 **Bylaws: No Restrictions** Grg Dr Ht: Unfinished Floor: 6 641 sq. ft. | Basement: None 7 Grand Total: 8

Listing Broker(s): RE/MAX Crest Realty

1 bedrooms and 1 washroom under 270K in Port Coquitlam downtown area!!! Ideal for investment or move in. Close to shops, parks, schools and transportation. Good floor plan. Presently tenanted. Inside quiet unit. This is opportunities to own your real estate property instead of renting!!! Excellent investment or move in property. Don't miss it.



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Residential Attached

\$269,000 (LP)

(SP) M

R2359074
Board: V
Apartment/Condo

101 2334 MARPOLE AVENUE

Port Coquitlam Central Pt Coquitlam V3C 2A2

ntage (feet): **0.00** Original P

Parking Access: Lane

Total Units in Strata: 12

Dist. to School Bus: 2 BLOCKS

Locker: N

Sold Date: Original Price: \$269,000 Frontage (feet): Meas. Type: **Feet** Frontage (metres): 0.00 Approx. Year Built: 1976 Depth / Size (ft.): 0 Bedrooms: Age: 43 1 Lot Area (sq.ft.): 0.00 **APT** Bathrooms: 1 Zoning: Flood Plain: Full Baths: Gross Taxes: \$529.00 1 Council Apprv?: No Half Baths: 0 For Tax Year: 2018 Exposure: North Maint. Fee: \$210.00 Tax Inc. Utilities?: No If new, GST/HST inc?:

Mgmt. Co's Name: SELF MANAGED P.I.D.: 001-458-043

os name: SELF MANAGED Tour:

Mgmt. Co's Phone:

View:

Complex / Subdiv: MARPOLE MANOR

Services Connected: **Electricity, Sanitary Sewer, Water**

Sewer Type: Sanitation

Style of Home: Upper Unit

Construction: Frame - Wood

Exterior: Mixed

Foundation: Concrete Perimeter

Rain Screen: Renovations:

Water Supply: City/Municipal

Fireplace Fuel:
Fuel/Heating: Baseboard, Electric

Outdoor Area: Balcony(s)
Type of Roof: Tar & Gravel

Total Parking: **1** Covered Parking: Parking: **Garage; Underground**

rarking: **Garage; Underground**

Dist. to Public Transit: **1 BLOCK** Units in Development: **12**

Title to Land: Freehold Strata

Property Disc.: No
Fixtures Leased: :
Fixtures Rmvd: :
Floor Finish: Mixed

Maint Fee Inc: Other

Legal: STRATA LOT 5, PLAN NWS617, DISTRICT LOT 379, GROUP 1, NEW WESTMINSTER LAND DISTRICT 36

Reno. Year:

R.I. Plumbing:

Metered Water:

R.I. Fireplaces:

of Fireplaces: 0

Amenities: None

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

641 sq. ft. Basement: None

Features:

Floor	Туре	Dime	nsions	Floor	Туре	Din	nensions	Floor	r Ty	/pe	Dimensions
Main	Living Room	10'0	x 11'0				x				x
Main	Kitchen	9'0	x 7'6				x				x
Main	Master Bedroom	12'0	x 10'0				x				x
Main	Dining Room	9'0	x 7'6				x				x
		2	X				x				x
		2	x				x				x
		2	X				x				x
		2	X				x				x
		2	X				x				x
			X				X				X
Finished Flo	loor (Main):	641	# of Roo	ms: 4 #	of Kitchens: 1	# of Levels: 1	Bath	Floor	# of Pieces	Ensuite?	Outbuildings
Finished Flo	loor (Above):	0	Crawl/Bsi	mt. Height:			1	Main	4	No	Barn:
Finished Flo	loor (Below):	0	Restricted	d Age:			2				Workshop/Shed:
Finished Flo	loor (Basement):	0_	# of Pets	: (Cats: [Dogs:	3				Pool:
Finished Flo	loor (Total):	641 sq. ft.	# or % o	f Rentals All	lowed:		4				Garage Sz:
			Bylaws: I	Rentals All	owed		5				Grg Dr Ht:
Unfinished	Floor:	0					6				

Listing Broker(s): Royal LePage West R.E.S.

Court Ordered Sale, Sold AS IS WHERE IS. Port Coquitlam Downtown! Ideal for investors of 1st Buyer. Well Priced and a nice size 1 bedroom, 1 bathroom in downtown Port Coquitlam just steps to shops, parks, schools and transportation. Good floor plan. Bring your ideas as it needs some TLC and the price reflects that. A good investment for rental as well. Situated above 2 commercial business's facing the street so there is activity for you to enjoy and a really nice view. Self Managed with no strata documents. Viewings on specific days and times contact your Realtor.

8

Grand Total:



Nicky Tu PREC*

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R2359053

Board: V Apartment/Condo



Port Coquitlam Central Pt Coquitlam V3C 2A2

Residential Attached \$349,000 (LP)

Tour:

Parking Access: Lane

Total Units in Strata: 12

Dist. to School Bus: 2 BLOCKS

Locker: N

(SP) M



Sold Date: Original Price: \$349,000 0.00 Frontage (feet): Meas. Type: **Feet** Frontage (metres): 0.00 Approx. Year Built: 1976 Depth / Size (ft.): 0 Bedrooms: 2 Age: 43 Lot Area (sq.ft.): 0.00 **APT** Bathrooms: 1 Zoning: Flood Plain: Full Baths: 1 Gross Taxes: \$695.58 Council Apprv?: No Half Baths: 0 For Tax Year: 2017 Exposure: Maint. Fee: \$189.00 Tax Inc. Utilities?: No If new, GST/HST inc?: P.I.D.: 001-458-183

Mgmt. Co's Name: **SELF MANAGED**

Mgmt. Co's Phone:

View:

MARPOLE MANOR Complex / Subdiv:

Services Connected: Electricity Sewer Type: Sanitation

Style of Home: Upper Unit Construction: Frame - Wood

Exterior: Mixed

Foundation: **Concrete Perimeter**

Rain Screen:

Renovations:

Water Supply: City/Municipal

Fireplace Fuel: Fuel/Heating:

Baseboard, Electric Balcony(s) Outdoor Area: Type of Roof: Tar & Gravel

Maint Fee Inc: Other

Total Parking: Covered Parking:

Parking: Garage; Underground

Dist. to Public Transit: 1 BLOCK Units in Development: 12

Title to Land: Freehold Strata

Property Disc.: No Fixtures Leased: Fixtures Rmvd: Floor Finish: Mixed

STRATA LOT 12, PLAN NWS617, DISTRICT LOT 379, NEW WESTMINSTER LAND DISTRICT 36 Legal:

Reno. Year:

R.I. Plumbing:

Metered Water:

R.I. Fireplaces:

of Fireplaces: 0

Amenities:

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

Features:

Floor	Туре	Dime	nsions	Floor	Type	Din	nensions	Flooi	r Ty	pe	Dimensions
Main	Living Room	15'0	c 11'0				x				x
Main	Kitchen	12'0	c 7'0				X				x
Main	Master Bedroom	18'0	c 10'0				X				x
Main	Dining Room	9'0	c 7'0				X				x
Main	Bedroom	14'0	c 9'0				X				x
		3	(X				x
		3	(X				x
		3	(X				x
		3	(X				x
			(X				X
Finished Flo	oor (Main):	914	# of Roo	ms: 5 #	of Kitchens: 1	# of Levels: 1	Bath	Floor	# of Pieces	Ensuite?	Outbuildings
	oor (Above):	0	Crawl/Bs	mt. Height:			1	Main	4	No	Barn:
	oor (Below):	0	Restricte				2				Workshop/Shed:
	oor (Basement):	0	# of Pets	: Č	ats:	Dogs:	3				Pool:
Finished Flo		914 sq. ft.	# or % o	f Rentals All	owed:	-	4				Garage Sz:
		_	Bylaws: I	No Restrict	ions		5				Grg Dr Ht:
Unfinished I	Floor:	0	-				6				- 5
Grand Total	l:	914 sq. ft.	Basemen	t: None			7				
		-					8				

Listing Broker(s): Royal LePage West R.E.S.

Court Ordered Sale, Sold AS IS WHERE IS. Port Coquitlam Downtown! Ideal for investors of 1st Buyer. Well Priced and a nice size 2 bedroom, 1 bathroom in downtown Port Coquitlam just steps to shops, parks, schools and transportation. Good floor plan. Bring your ideas as it needs some TLC and the price reflects that. A good investment for rental as well. Situated above 2 commercial business's. Viewings on specific days and times contact your Realtor. NO strata documents so may be difficult to finance.