



Presented by:
Nicky Tu PREC*

Keller Williams Elite Realty
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Active
R2346972
Board: F
House/Single Family

16151 93A AVENUE

Surrey
Fleetwood Tynehead
V4N 3A2

Residential Detached

\$828,000 (LP)

(SP)



Sold Date:	Frontage (feet):	61.00	Original Price: \$868,000
Meas. Type: Feet	Bedrooms:	4	Approx. Year Built: 1990
Depth / Size: 117	Bathrooms:	3	Age: 29
Lot Area (sq.ft.): 7,137.00	Full Baths:	2	Zoning: RF
Flood Plain:	Half Baths:	1	Gross Taxes: \$3,697.58
Rear Yard Exp:			For Tax Year: 2018
Council Apprv?:			Tax Inc. Utilities?: No
If new, GST/HST inc?:			P.I.D.: 014-568-951
			Tour:

View: :
Complex / Subdiv:
Services Connected: **Electricity, Natural Gas, Water**
Sewer Type:

Style of Home: **2 Storey**
Construction: **Frame - Wood**
Exterior: **Vinyl**
Foundation: **Concrete Perimeter**
Rain Screen:
Renovations:
of Fireplaces: **2**
Fireplace Fuel: **Natural Gas**
Water Supply: **City/Municipal**
Fuel/Heating: **Forced Air, Natural Gas**
Outdoor Area: **Patio(s)**
Type of Roof: **Fibreglass**

Reno. Year:
R.I. Plumbing:
R.I. Fireplaces:

Metered Water:

Total Parking: **4** Covered Parking: **2** Parking Access: **Front**
Parking: **Garage; Double**
Dist. to Public Transit:
Title to Land: **Freehold NonStrata** Dist. to School Bus:
Property Disc.: **No**
PAD Rental:
Fixtures Leased: **No** :
Fixtures Rmvd: :
Floor Finish:

Legal: **LOT 26, PLAN NWP82252, PART NW1/4, SECTION 36, TOWNSHIP 2, NEW WESTMINSTER LAND DISTRICT**

Amenities:

Site Influences:

Features:

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Kitchen	11' x 8'			x			x
Main	Eating Area	12' x 8'			x			x
Main	Living Room	18' x 12'			x			x
Main	Dining Room	10' x 12'			x			x
Main	Family Room	14' x 15'			x			x
Above	Master Bedroom	14' x 13'			x			x
Above	Bedroom	10' x 10'			x			x
Above	Bedroom	9' x 10'			x			x
Above	Bedroom	15' x 16'			x			x
		x			x			x

Finished Floor (Main): **1,170**
Finished Floor (Above): **1,078**
Finished Floor (Below): **0**
Finished Floor (Basement): **0**
Finished Floor (Total): **2,248 sq. ft.**

Unfinished Floor: **0**
Grand Total: **2,248 sq. ft.**

of Rooms: **9**
of Kitchens: **1**
of Levels: **2**
Suite: **None**
Crawl/Bsmt. Height:
Beds in Basement: **0** Beds not in Basement: **4**
Basement: **Crawl**

Bath	Floor	# of Pieces	Ensuite?
1	Main	2	No
2	Above	4	Yes
3	Above	4	No
4			
5			
6			
7			
8			

Outbuildings
Barn:
Workshop/Shed:
Pool:
Garage Sz:
Grg Dr Ht:

Listing Broker(s): **Royal LePage Sterling Realty**

Court ordered sale. You'll love this home and the neighbourhood, centrally located, close to all shopping, schools and Hwy 1. This comfortable and clean 2 storey family home is across from Serpentine Elementary School. Main floor features large kitchen and eating area, large family room w/ gas fireplace, spacious living room and dining room, large foyer with curved staircase, laundry and 2 pc bath. Garage has been converted to living space. Upstairs you'll find a large master suite with 3 more bedrooms. The backyard is spacious and private with lots of grass area and a covered patio area. Bonus, property is within walking distance of miles of walking trails and parks.



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Active
R2357752
Board: F
House/Single Family

13142 92 AVENUE

Surrey
Queen Mary Park Surrey
V3V 1H4

Residential Detached

\$899,000 (LP)

(SP)



Sold Date:	Frontage (feet):	60.00	Original Price: \$899,000
Meas. Type: Feet	Bedrooms:	3	Approx. Year Built: 1979
Depth / Size: 165	Bathrooms:	3	Age: 40
Lot Area (sq.ft.): 9,937.00	Full Baths:	3	Zoning: SFR
Flood Plain:	Half Baths:	0	Gross Taxes: \$3,544.16
Rear Yard Exp:			For Tax Year: 2017
Council Apprv?:			Tax Inc. Utilities?: No
If new, GST/HST inc?:			P.I.D.: 004-501-691
			Tour:

View: :

Complex / Subdiv:

Services Connected: **Electricity, Natural Gas, Sanitary Sewer, Water**
Sewer Type: **Sanitation**

Style of Home: **3 Level Split**
Construction: **Frame - Wood**
Exterior: **Brick, Mixed**
Foundation: **Concrete Perimeter**
Rain Screen:
Renovations:
of Fireplaces: **1**
Fireplace Fuel: **Wood**
Water Supply: **City/Municipal**
Fuel/Heating: **Natural Gas, Radiant**
Outdoor Area: **Patio(s)**
Type of Roof: **Asphalt**

Reno. Year:
R.I. Plumbing:
R.I. Fireplaces:

Metered Water:

Total Parking: **6** Covered Parking: **2** Parking Access: **Front**
Parking: **Garage; Double**

Dist. to Public Transit:
Title to Land: **Freehold NonStrata** Dist. to School Bus:

Property Disc.: **Yes**
PAD Rental:
Fixtures Leased: **No** :
Fixtures Rmvd: **No** :
Floor Finish: **Wall/Wall/Mixed**

Legal: **LOT 365, PLAN NWP56448, SECTION SW32, TOWNSHIP 2, NEW WESTMINSTER LAND DISTRICT**

Amenities: **In Suite Laundry**

Site Influences: **Central Location, Private Setting, Private Yard, Recreation Nearby, Shopping Nearby**
Features: **Dishwasher, Range Top, Refrigerator**

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Living Room	12'6 x 19'4		Attic	x			x
Main	Dining Room	10' x 11'			x			x
Main	Kitchen	9'5 x 11'			x			x
Main	Eating Area	7' x 9'			x			x
Below	Laundry	8' x 9'3			x			x
Below	Family Room	14'6 x 26'8			x			x
Below	Den	9' x 12'8			x			x
Above	Master Bedroom	12' x 13'			x			x
Above	Bedroom	12' x 12'			x			x
Above	Bedroom	9' x 11'			x			x

Finished Floor (Main):	662	# of Rooms: 10	Bath	Floor	# of Pieces	Ensuite?	Outbuildings
Finished Floor (Above):	711	# of Kitchens: 1	1	Above	3	No	Barn:
Finished Floor (Below):	695	# of Levels: 3	2	Above	3	Yes	Workshop/Shed:
Finished Floor (Basement):	0	Suite:	3	Above	4	No	Pool:
Finished Floor (Total):	2,068 sq. ft.	Crawl/Bsmt. Height:	4				Garage Sz:
		Beds in Basement: 0	5				Grg Dr Ht:
Unfinished Floor:	0	Basement: None	6				
Grand Total:	2,068 sq. ft.		7				
			8				

Listing Broker(s): **RE/MAX Real Estate Services**

PERFECT in QUEEN MARY PARK, Wonderful SPlit level home with 3 bedrooms up with 2 Bathrooms, Main Floor with Sunken Living with Vaulted Ceiling, Rock Faced Fireplace, Large Family Room overlooking South Exposed Private 60x165 (9,937 sq.ft.) back yard with patio Lot. Bedroom with Full Bathroom on Main Floor, Laundry, Hot Water Baseboard Heat. Bonus 14X24 wired workshop. 2 car garage and loads of parking. Great family neighborhood and close to schools, transit shopping and much more. Bring your ideas. Please allow time for Viewings..