



Presented by:
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Active
R2441522
Board: V
House/Single Family

18855 122B AVENUE

Pitt Meadows
Central Meadows
V3Y 1S4

Residential Detached

\$1,149,000 (LP)

(SP)



Sold Date:	Frontage (feet):	39.70	Original Price: \$1,149,000
Meas. Type: Feet	Bedrooms:	7	Approx. Year Built: 2006
Depth / Size: IRREGULAR	Bathrooms:	4	Age: 14
Lot Area (sq.ft.): 7,248.00	Full Baths:	4	Zoning: R-1
Flood Plain:	Half Baths:	0	Gross Taxes: \$7,248.34
Rear Yard Exp: West			For Tax Year: 2019
Council Apprv?:			Tax Inc. Utilities?: No
If new, GST/HST inc?:			P.I.D.: 026-624-401
			Tour:

View: **No :**

Complex / Subdiv:

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

Sewer Type: **City/Municipal**

Style of Home: **2 Storey, Basement Entry**
Construction: **Frame - Wood**
Exterior: **Vinyl**
Foundation: **Concrete Perimeter**
Rain Screen:
Renovations:
of Fireplaces: **1**
Fireplace Fuel: **Natural Gas**
Water Supply: **City/Municipal**
Fuel/Heating: **Natural Gas**
Outdoor Area: **Balcny(s) Patio(s) Dck(s), Fenced Yard**
Type of Roof: **Asphalt**

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: **Yes: SOLD "AS IS"**
Floor Finish: **Laminate, Wall/Wall/Mixed**

Legal: **LOT 1 SECTION 36 BLOCK 6 NORTH RANGE 1 EAST NEW WESTMINSTER DISTRICT PLAN BCP22772**

Amenities: **None**

Site Influences:

Features: **Other - See Remarks**

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Living Room	12'6 x 15'8	Bsmt	Kitchen	12'4 x 12'			x
Main	Kitchen	12'4 x 12'	Bsmt	Bedroom	12'6 x 10'6			x
Main	Dining Room	21'6 x 15'8	Bsmt	Bedroom	14' x 15'10			x
Main	Family Room	16'10 x 15'8	Bsmt	Media Room	15'4 x 14'			x
Main	Nook	11' x 9'	Bsmt	Bedroom	14' x 10'4			x
Main	Master Bedroom	15' x 14'8	Bsmt	Bedroom	10'4 x 14'			x
Main	Bedroom	14'2 x 10'4			x			x
Main	Bedroom	14'2 x 10'4			x			x
Main	Study	11'8 x 8'			x			x
Bsmt	Living Room	15'8 x 12'6			x			x

Finished Floor (Main):	2,341	# of Rooms: 16	Bath	Floor	# of Pieces	Ensuite?	Outbuildings
Finished Floor (Above):	0	# of Kitchens: 2	1	Main	4	No	Barn:
Finished Floor (Below):	0	# of Levels: 2	2	Main	5	Yes	Workshop/Shed:
Finished Floor (Basement):	1,962	Suite: Unauthorized Suite	3	Bsmt	4	No	Pool:
Finished Floor (Total):	4,303 sq. ft.	Crawl/Bsmt. Height:	4	Bsmt	4	No	Garage Sz:
		Beds in Basement: 4 Beds not in Basement: 3	5			No	Grg Dr Ht:
Unfinished Floor:	0	Basement: Crawl, Full, Separate Entry	6			No	
Grand Total:	4,303 sq. ft.		7			No	
			8			No	

Listing Broker(s): **Sutton Group-West Coast Realty (Surrey/120)**

COURT ORDERED SALE. Ground level 4,273 sq. ft. basement entry home in Central Meadows on a fenced 7,248 sq. ft. CDS lot. Total 7 bedrooms, 4 full baths, double garage. Close to all amenities, schools, and transportation.