



Presented by:  
**P.A. 'Doc' Livingston PREC\***  
 Sutton Grp-West Coast Realty



www.homeshuntersbc.com  
 doc@homehuntersbc.com

**Active**  
**R2144044**  
 Board: V  
 Apartment/Condo

**107 12207 224 STREET**

Maple Ridge  
 West Central  
 V2X 6B9

Residential Attached

**\$175,000** (LP)

(SP)



Sold Date:	Frontage (feet):	Original Price: <b>\$175,000</b>
Meas. Type:	Frontage (metres):	Approx. Year Built: <b>1999</b>
Depth / Size (ft.):	Bedrooms: <b>1</b>	Age: <b>18</b>
Lot Area (sq.ft.): <b>0.00</b>	Bathrooms: <b>1</b>	Zoning: <b>CONDO</b>
Flood Plain:	Full Baths: <b>1</b>	Gross Taxes: <b>\$1,322.81</b>
Approval Req?:	Half Baths: <b>0</b>	For Tax Year: <b>2016</b>
Exposure:	Maint. Fee: <b>\$210.04</b>	Tax Inc. Utilities?: <b>No</b>
If new, GST/HST inc?:		P.I.D.: <b>024-307-530</b>
Mgmt. Co's Name:		Tour:
Mgmt. Co's Phone:		
View: <b>No :</b>		
Complex / Subdiv: <b>The Evergreen</b>		
Services Connected: <b>Electricity, Natural Gas, Water</b>		

Style of Home: **1 Storey**  
 Construction: **Frame - Wood**  
 Exterior: **Vinyl, Wood**  
 Foundation: **Concrete Perimeter**  
 Rain Screen:  
 Renovations:  
 Water Supply: **City/Municipal**  
 Fireplace Fuel: **Gas - Natural**  
 Fuel/Heating: **Baseboard, Electric**  
 Outdoor Area: **Patio(s)**  
 Type of Roof: **Asphalt**

Reno. Year:  
 R.I. Plumbing:  
 R.I. Fireplaces:  
 # of Fireplaces: **1**

Total Parking: **1** Covered Parking: **1** Parking Access:  
 Parking: **Garage Underbuilding**  
 Locker: **Y**  
 Dist. to Public Transit:  
 Units in Development:  
 Title to Land: **Freehold Strata**  
 Property Disc.: **No**  
 Fixtures Leased: **:**  
 Fixtures Rmvd: **:**  
 Floor Finish:

Maint Fee Inc: **Garbage Pickup, Gardening, Hot Water, Management**  
 Legal: **STRATA PL LMS3721 STRATA LT 3 DL 399**

Amenities: **Bike Room, Elevator, In Suite Laundry**

Site Influences:  
 Features: **Clothes Dryer, Clothes Washer, Microwave, Stove**

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Living Room	14'0 x 11'6			x			x
Main	Dining Room	11'0 x 7'5			x			x
Main	Kitchen	9'6 x 8'6			x			x
Main	Bedroom	11'6 x 9'6			x			x
Main	Laundry	7'0 x 4'0			x			x
		x			x			x
		x			x			x
		x			x			x
		x			x			x
		x			x			x

Finished Floor (Main): <b>666</b>	# of Rooms: <b>5</b>	# of Kitchens: <b>1</b>	# of Levels: <b>1</b>	Bath	Floor	# of Pieces	Ensuite?	Outbuildings
Finished Floor (Above): <b>0</b>	Crawl/Bsmt. Height:			1	Main	4	No	Barn:
Finished Floor (Below): <b>0</b>	Restricted Age:			2				Workshop/Shed:
Finished Floor (Basement): <b>0</b>	# of Pets:	Cats:	Dogs:	3				Pool:
Finished Floor (Total): <b>666 sq. ft.</b>	# or % of Rentals Allowed:			4				Garage Sz:
	Bylaw Restrict: <b>Pets Allowed w/Rest., Rentals Not Allowed</b>			5				Door Height:
Unfinished Floor: <b>0</b>	Basement: <b>None</b>			6				
Grand Total: <b>666 sq. ft.</b>				7				
				8				

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

**Oakwyn Realty Ltd.**

**Welcome to The Evergreen - This bright 1 bedroom home with 666 sqft of open concept living space features updated laminate floors, cozy fireplace and gourmet kitchen with white cabinetry. The ample sized bedroom offers a spacious walk-in-closet and ensuite. Bonus: Laundry room provides extra space for storage. Don't miss out on this well maintained building with secure parking and extra storage located only steps to shopping, recreation, schools & town center.**



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 Sutton Grp-West Coast Realty



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**Active**  
**R2142883**  
 Board: V  
 Townhouse

**104 13819 232 STREET**

Maple Ridge  
 Silver Valley  
 V4R 0C7

Residential Attached

**\$395,000** (LP)

(SP)



Sold Date:  
 Meas. Type:  
 Depth / Size (ft.):  
 Lot Area (sq.ft.): **0.00**  
 Flood Plain:  
 Approval Req?:  
 Exposure:  
 If new, GST/HST inc?:

Frontage (feet):  
 Frontage (metres):  
 Bedrooms: **2**  
 Bathrooms: **2**  
 Full Baths: **2**  
 Half Baths: **0**  
 Maint. Fee: **\$160.00**

Original Price: **\$395,000**  
 Approx. Year Built: **2012**  
 Age: **5**  
 Zoning: **STRATA**  
 Gross Taxes: **\$2,200.26**  
 For Tax Year: **2016**  
 Tax Inc. Utilities?: **No**  
 P.I.D.: **028-519-612**  
 Tour: **Virtual Tour URL**

Mgmt. Co's Name: **BAYWEST**

Mgmt. Co's Phone:

View: **No :**

Complex / Subdiv: **BRIGHTON**

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

Style of Home: **3 Storey**  
 Construction: **Frame - Wood**  
 Exterior: **Vinyl**  
 Foundation: **Concrete Perimeter**  
 Rain Screen:  
 Renovations:  
 Water Supply: **City/Municipal**  
 Fireplace Fuel: **Electric**  
 Fuel/Heating: **Electric**  
 Outdoor Area: **Fenced Yard**  
 Type of Roof: **Asphalt**

Reno. Year:  
 R.I. Plumbing:  
 R.I. Fireplaces:  
 # of Fireplaces: **1**

Total Parking: **2** Covered Parking: **2** Parking Access: **Front**  
 Parking: **Garage; Double, Tandem Parking**

Locker:  
 Dist. to Public Transit:  
 Units in Development:  
 Title to Land: **Freehold Strata**

Property Disc.: **No**  
 Fixtures Leased: **No :**  
 Fixtures Rmvd: **No :**  
 Floor Finish: **Laminate, Other**

Maint Fee Inc: **Management, Snow removal**  
 Legal: **PL BCS3895 LT 63 LD 36 SEC 32 TWP 12**

Amenities: **None**

Site Influences: **Private Setting, Recreation Nearby, Rural Setting, Shopping Nearby**  
 Features: **Security - RI, Windows - Thermo**

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Kitchen	11' x 12'5			x			x
Main	Dining Room	13'5 x 9'			x			x
Main	Family Room	13' x 15'			x			x
Above	Master Bedroom	13' x 10'			x			x
Above	Bedroom	15' x 10'			x			x
Below	Other	11' x 10'			x			x
		x			x			x
		x			x			x
		x			x			x
		x			x			x

Finished Floor (Main):	<b>576</b>	# of Rooms:	<b>6</b>	# of Kitchens:	<b>1</b>	# of Levels:	<b>3</b>	Bath	Floor	# of Pieces	Ensuite?	Outbuildings
Finished Floor (Above):	<b>561</b>	Crawl/Bsmt. Height:						1	<b>Above</b>	<b>3</b>	<b>Yes</b>	Barn:
Finished Floor (Below):	<b>112</b>	Restricted Age:						2	<b>Above</b>	<b>4</b>	<b>No</b>	Workshop/Shed:
Finished Floor (Basement):	<b>0</b>	# of Pets:		Cats:		Dogs:		3				Pool:
Finished Floor (Total):	<b>1,249 sq. ft.</b>	# or % of Rentals Allowed:						4				Garage Sz:
		Bylaw Restrict:	<b>Pets Allowed w/Rest., Rentals</b>					5				Door Height:
Unfinished Floor:	<b>0</b>		<b>Allowed</b>					6				
Grand Total:	<b>1,249 sq. ft.</b>	Basement:	<b>None</b>					7				
								8				

Listing Broker(s): **RE/MAX LifeStyles Realty**

**RE/MAX LifeStyles Realty**

**Here's your chance to get into Brighton...one of Silver Valleys most attractive family townhouse complexes. This is a spacious 2 bedroom and 2 bathroom home with a great sized kitchen and open layout. Enjoy the sunshine with the South facing, fenced yard, which is directly off the main living area. Upstairs you will find 2 large bedrooms and plenty of closet space. Close to town and plenty of nature trails at your doorstep.**