



Presented by:
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KW ELITE REALTY
KELLERWILLIAMS.

Active
R2171014

Board: V
Apartment/Condo

217 3098 GUILDFORD WAY

Coquitlam
North Coquitlam
V3B 7W8

Residential Attached

\$98,000 (LP)

(SP)



Sold Date:	Frontage (feet):	Original Price: \$185,000
Meas. Type:	Frontage (metres):	Approx. Year Built: 2001
Depth / Size (ft.):	Bedrooms: 2	Age: 16
Lot Area (sq.ft.): 0.00	Bathrooms: 1	Zoning: MF
Flood Plain: No	Full Baths: 1	Gross Taxes: \$1,827.29
Council Apprv?:	Half Baths: 0	For Tax Year: 2016
Exposure:	Maint. Fee: \$283.37	Tax Inc. Utilities?: No
If new, GST/HST inc?:		P.I.D.: 023-198-206
Mgmt. Co's Name: FIRST SERVICE		Tour:
Mgmt. Co's Phone: 604-684-6291		
View: :		
Complex / Subdiv:		
Services Connected: Electricity, Natural Gas, Sanitary Sewer, Water		

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

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

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

Maint Fee Inc: **Gardening, Hot Water, Management, Recreation Facility**
Legal: **PL LMS2134 LT 37 LD 36 SEC 11 TWP 39**

Amenities: **In Suite Laundry**

Site Influences:
Features:

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Living Room	15' x 12'			x			x
Main	Family Room	10' x 12'			x			x
Main	Kitchen	12' x 9'10"			x			x
Main	Bedroom	11' x 10'4"			x			x
Main	Master Bedroom	11'4 x 11'0"			x			x
		x			x			x
		x			x			x
		x			x			x
		x			x			x
		x			x			x

Finished Floor (Main):	981	# of Rooms: 5	# of Kitchens: 1	# of Levels: 1	Bath	Floor	# of Pieces	Ensuite?	Outbuildings
Finished Floor (Above):	0	Crawl/Bsmt. Height:			1	Main	3	No	Barn:
Finished Floor (Below):	0	Restricted Age:			2				Workshop/Shed:
Finished Floor (Basement):	0	# of Pets:	Cats:	Dogs:	3				Pool:
Finished Floor (Total):	981 sq. ft.	# or % of Rentals Allowed:			4				Garage Sz:
Unfinished Floor:	0	Bylaw Restrict: Age Restrictions			5				Door Height:
Grand Total:	981 sq. ft.	Basement: None			6				
					7				
					8				

Listing Broker(s): **Park Georgia Realty Ltd.**

Court order sale, 2 bedroom condo, great location steps to La Farge Lake and shopping. This sale is for the HUSBANDS interest ONLY ...the listing price is for half ONLY. Not suitable for anyone that would like to live there..looking for invest purpose only.