



Presented by:
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 Real Broker
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Active
R2776976

Board: V
 Townhouse

12119 SCHMIDT CRESCENT

Maple Ridge
 Northwest Maple Ridge
 V2X 8A2

Residential Attached

\$580,000 (LP)

(SP)



Sold Date: If new,GST/HST inc?:
 Meas. Type: Bedrooms: **3**
 Frontage(feet): Bathrooms: **2**
 Frontage(metres): Full Baths: **1**
 Depth / Size (ft.): Half Baths: **1**
 Sq. Footage: **0.00**
 Flood Plain: P.I.D.: **001-282-336**
 View: :
 Complex / Subdiv: **WOODLAND PARK**
 First Nation
 Services Connctd: **Electricity, Water**
 Sewer Type: **City/Municipal** Water Supply: **City/Municipal**

Original Price: **\$600,000**
 Approx. Year Built: **1974**
 Age: **49**
 Zoning: **STRATA**
 Gross Taxes: **\$3,464.24**
 For Tax Year: **2022**
 Tax Inc. Utilities?: **No**
 Tour:

Style of Home: **2 Storey**
 Construction: **Frame - Wood**
 Exterior: **Brick, Mixed**
 Foundation: **Concrete Perimeter**

Renovations:
 # of Fireplaces: **0** R.I. Fireplaces:
 Fireplace Fuel:
 Fuel/Heating: **Electric**
 Outdoor Area: **Patio(s)**
 Type of Roof: **Asphalt**

Reno. Year:
 Rain Screen:
 Metered Water:
 R.I. Plumbing:

Total Parking: **1** Covered Parking: **1** Parking Access: **Front**
 Parking: **Carport; Single**
 Dist. to Public Transit: **CLOSE** Dist. to School Bus: **CLOSE**
 Title to Land: **Freehold Strata**
 Property Disc.: **No**
 Fixtures Leased: **No**
 Fixtures Rmvd: **No**
 Floor Finish: **Mixed**

Legal: **STRATA LOT 19, PLAN NWS336, DISTRICT LOT 242, 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 APPROPRIATE**

Amenities: **In Suite Laundry**

Site Influences: **Central Location, Private Setting, Shopping Nearby**
 Features:

Finished Floor (Main): **560**
 Finished Floor (Above): **560**
 Finished Floor (AbvMain2): **0**
 Finished Floor (Below): **0**
 Finished Floor (Basement): **0**
 Finished Floor (Total): **1,120 sq. ft.**
 Unfinished Floor: **0**
 Grand Total: **1,120 sq. ft.**

Suite: **None**
 Basement: **None**
 Crawl/Bsmt. Ht: # of Levels: **2**
 # of Kitchens: **1** # of Rooms: **6**

Units in Development:
 Exposure:
 Mgmt. Co's Name: **DWELL PROPERTY MANAGEMENT**
 Maint Fee: **\$488.25**
 Maint Fee Includes: **Garbage Pickup, Management, Snow removal**

Tot Units in Strata:
 Storeys in Building:
 Mgmt. Co's #: **604-821-2999**
 Council/Park Apprv?:

Locker:

Bylaws Restrictions: **Pets Allowed w/Rest., Rentals Allowed**

Restricted Age: # of Pets: **2** Cats: **Yes** Dogs: **Yes**
 # or % of Rentals Allowed:
 Short Term(<1yr)Rnt/Lse Alwd?: **No**
 Short Term Lse-Details:

Floor	Type	Dimensions	Floor	Type	Dimensions	Bath	Floor	# of Pieces	Ensuite?
Main	Living Room	13'8 x 11'7			x	1	Main	2	No
Main	Kitchen	10'6 x 8'10			x	2	Above	4	No
Main	Dining Room	13'8 x 7'5			x	3			
Above	Primary Bedroom	12' x 9'6			x	4			
Above	Bedroom	10' x 10'			x	5			
Above	Bedroom	11' x 9'			x	6			
		x			x	7			
		x			x	8			

Listing Broker(s): **Macdonald Realty**

Macdonald Realty

***COURT ORDER SALE, STRICTLY AS IS WHERE IS* 3 bed, 2 bath end unit in Woodland Park Complex. Family friendly, walking distance to both elementary & high schools. This Property needs some love. Great fixer upper. Big fenced, private yard. 2 cats or 2 dogs allowed.**