

Active
R2405089
 Board: V, Attached
 Apartment/Condo

310 22315 122 AVENUE

Maple Ridge
 West Central
 V2X 3X8

\$345,000 (LP)
 (SP)



DOM: **6** List Date: **9/11/2019** Expiry Date: **3/11/2020**
 Prev. Price: **\$0** Original Price: **\$345,000** Sold Date:
 Meas. Type: Frontage (feet): Approx. Year Built: **2019**
 Depth/Size: Frontage (metres): Age: **0**
 Sq. Footage: **0.00** Bedrooms: **1** Zoning: **RM-2**
 Flood Plain: Bathrooms: **1** Gross Taxes: **\$0.00**
 Exposure: Full Baths: **1** For Tax Year: **2019**
 If new, GST/HST inc?: Half Baths: **0** Tax Inc. Utilities?: **No**
 P.I.D.: **030-818-869** Council Apprv?: Maint. Fee: **\$177.48**
 View: **Yes: TREES & MOUNTAINS** Tour: **Virtual Tour URL**
 Mgmt. Co's Name: **RANCHO MANAGEMENT** Mgmt. Co #: **604-855-0010**
 Complex / Subdiv:
 Services Connctd: **Electricity, Natural Gas, Water**
 Sewer Type: **City/Municipal**

Style of Home: **Inside Unit**
 Construction: **Frame - Wood**
 Exterior: **Mixed**
 Foundation: **Concrete Perimeter**
 Rain Screen:
 Renovations:
 Water Supply: **City/Municipal**
 Fireplace Fuel:
 Fuel/Heating: **Baseboard**
 Outdoor Area: **Balcony(s)**
 Type of Roof: **Asphalt**

Total Parking: **1** Covered Parking: Parking Access:
 Parking: **Garage Underbuilding** Locker: **No**
 Dist. to Public Transit: **CLOSE** Dist. to School Bus: **CLOSE**
 Units in Development: Total Units in Strata: **69**
 Title to Land: **Freehold Strata**
 Seller's Interest: **Registered Owner**
 Property Disc.: **Yes**
 Fixtures Leased: **No**
 Fixtures Rmvd: **No**
 Floor Finish: **Laminate**

Maint Fee Inc: **Garbage Pickup, Gardening, Hot Water, Management, Snow removal**
 Legal: **STRATA LOT 37 DISTRICT LOT 399 GROUP 1 NEW WESTMINSTER DISTRICT STRATA PLAN EPS5617 TOGETHER WITH AN INTEREST IN THE COMMON PROPERTY IN PROPORTION TO THE UNIT ENTITLEMENT OF THE STRATA LOT AS**
 Amenities: **Exercise Centre, In Suite Laundry**
 Site Influences: **Central Location, Shopping Nearby, Treed**
 Features: **Air Conditioning, ClthWsh/Dryr/Frdg/Stve/DW**

Municipal Charges
 Garbage:
 Water:
 Dyking:
 Sewer:
 Other:

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Kitchen	7'10 x 9'3			x			x
Main	Living Room	11'8 x 11'10			x			x
Main	Dining Room	11'8 x 7'9			x			x
Main	Den	0'0 x 0'0			x			x
Main	Master Bedroom	11'7 x 10'1			x			x
					x			x
					x			x
					x			x
					x			x
					x			x
					x			x

Finished Floor (Main): 666	# of Rooms: 5	# of Kitchens: 1	# of Levels: 1	Bath	Floor	# of Pieces	Ensuite?	Outbuildings
Finished Floor (Above): 0	Crawl/Bsmt. Height:			1	Main	4	Yes	Barn:
Finished Floor (Below): 0	Restricted Age:			2				Workshop/Shed:
Finished Floor (Basement): 0	# of Pets:	Cats:	Dogs:	3				Pool:
Finished Floor (Total): 666 sq. ft.	# or % of Rentals Allowed:			4				Garage Sz:
Unfinished Floor: 0	Bylaws: Pets Allowed w/Rest.			5				Grg Door Ht:
Grand Total: 666 sq. ft.	Basement: None			6				
				7				
				8				

List Broker 1: **RE/MAX Sabre Realty Group - Office: 604-942-0606** List Broker 2:
 List Desig Agt 1: **Danielle Jones - Phone: 604-319-3609** **sellwithdanielle@shaw.ca**
 List Desig Agt 2: **3:** Appointments: **Touchbase**
 Sell Broker 1: **3:** Call: **DANIELLE**
 Sell Sales Rep 1: **2:** Phone: **604-319-3609**
 Owner: **PEI TIEN LIU**
 Commission: **3.25% ON THE FIRST \$100,000.00 AND 1.1625% ON THE BALANCE**
 Occupancy: **Vacant**

Realtor
 Remarks:

Enjoy luxury and comfort in this STUNNING 1 Bed & Den unit. Stainless Steel Appliances, Quartz Counter tops. Enjoy your morning coffee on the large covered deck overlooking the trees and mountains. Don't worry about our hot summer nights. This unit has built in air conditioning. The Den is the perfect area for a desk area! The building is also equipped with a exercise room witch is great to keep active. Rentals are allowed! Investors you will love the return you will get on this one! Call me today.