



Presented by:
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Active
R2345851
 Board: V
 Apartment/Condo

409 2975 PRINCESS CRESCENT
 Coquitlam
 Canyon Springs
 V3B 7N3

Residential Attached
\$419,900 (LP)
 (SP)



Sold Date:
 Meas. Type: **Feet**
 Depth / Size (ft.):
 Lot Area (sq.ft.): **0.00**
 Flood Plain: **No**
 Council Apprv?:
 Exposure:
 If new, GST/HST inc?:
 Mgmt. Co's Name:
 Mgmt. Co's Phone:

Frontage (feet):
 Frontage (metres):
 Bedrooms: **1**
 Bathrooms: **1**
 Full Baths: **1**
 Half Baths: **0**
 Maint. Fee: **\$282.41**

Original Price: **\$438,800**
 Approx. Year Built: **1994**
 Age: **25**
 Zoning: **MF**
 Gross Taxes: **\$1,619.18**
 For Tax Year: **2018**
 Tax Inc. Utilities?: **No**
 P.I.D.: **018-302-025**
 Tour:

View: **Yes: GREENBELT**
 Complex / Subdiv: **JEFFERSON**
 Services Connected: **Electricity, Natural Gas, Sanitary Sewer, Storm Sewer, Water**
 Sewer Type:

Style of Home: Penthouse	Total Parking: 1	Covered Parking: 1	Parking Access:
Construction: Frame - Wood	Parking: Garage; Underground		Locker:
Exterior: Stucco	Dist. to Public Transit:	Dist. to School Bus:	
Foundation: Concrete Perimeter	Units in Development:	Total Units in Strata:	
Rain Screen:	Title to Land: Freehold Strata		
Rain Screen:	Property Disc.: Yes		
Renovations: Partly	Fixtures Leased: No		
Water Supply: City/Municipal	Fixtures Rmvd: Yes: WALL MOUNTED TV		
Fireplace Fuel: Gas - Natural	Floor Finish: Mixed		
Fuel/Heating: Baseboard, Electric			
Outdoor Area: Balcony(s)			
Type of Roof: Other			

Maint Fee Inc: **Caretaker, Gardening, Gas, Recreation Facility**
 Legal: **STRATA LOT 49, PLAN LMS888, DISTRICT LOT 386, 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**
 Amenities: **Exercise Centre, Swirlpool/Hot Tub**

Site Influences: **Central Location, Cul-de-Sac, Greenbelt, Recreation Nearby**
 Features: **ClthWsh/Dryr/Frdg/Stve/DW, Vaulted Ceiling, Water Treatment**

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Living Room	13'9 x 12'			x			x
Main	Dining Room	12' x 8'6			x			x
Main	Kitchen	9' x 8'6			x			x
Main	Bedroom	12' x 11'			x			x
Main	Laundry	0' x 0'			x			x
Main	Foyer	0' x 0'			x			x
					x			x
					x			x
					x			x
					x			x

Finished Floor (Main): 723	# of Rooms: 6	# 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): 723 sq. ft.	# or % of Rentals Allowed:			4				Garage Sz:
	Bylaws: Pets Allowed w/Rest., Rentals Allwd w/Restrctns			5				Grg Dr Ht:
Unfinished Floor: 0	Basement: None			6				
Grand Total: 723 sq. ft.				7				
				8				

Listing Broker(s): **RE/MAX Sabre Realty Group** **RE/MAX Sabre Realty Group**

LOCATION, LOCATION, LOCATION! Gorgeous TOP FLOOR suite with VAULTED CEILINGS overlooking the quiet inner courtyard and GREENBELT! This stunning one bedroom has been tastefully updated with improved flooring, stainless steel appliances, tiled backsplash and fresh paint. Spacious master with cheater ensuite. Insuite laundry. Shows like a 10! Steps to every imaginable amenity including Skytrain, Douglas College, shopping, restaurants, Aquatic Centre and parks!