



Presented by:

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Sold
R2481505
 Board: V
 Apartment/Condo

1201 3007 GLEN DRIVE

Coquitlam
 North Coquitlam
 V3B 0L8

Residential Attached

\$499,000 (LP)

\$507,000 (SP) **M**



Sold Date: **8/5/2020** Frontage (feet): Original Price: **\$499,000**
 Meas. Type: **Feet** Frontage (metres): Approx. Year Built: **2015**
 Depth / Size (ft.): Bedrooms: **1** Age: **5**
 Lot Area (sq.ft.): **0.00** Bathrooms: **1** Zoning: **MF**
 Flood Plain: Full Baths: **1** Gross Taxes: **\$2,350.77**
 Council Apprv?: Half Baths: **0** For Tax Year: **2020**
 Exposure: **North** Maint. Fee: **\$258.71** Tax Inc. Utilities?: **No**
 If new, GST/HST inc?: P.I.D.: **029-645-581**
 Mgmt. Co's Name: **Stratawest Management** Tour: **Virtual Tour URL**
 Mgmt. Co's Phone: **604-904-9595**
 View: **Yes: Mountains and City**
 Complex / Subdiv: **Evergreen**
 Services Connected: **Electricity, Natural Gas, Sanitary Sewer, Storm Sewer, Water**
 Sewer Type: **City/Municipal**

Style of Home: Upper Unit	Total Parking: 1	Covered Parking: 1	Parking Access: Side
Construction: Concrete	Parking: Garage Underbuilding, Garage, Underground, Visitor Parking		
Exterior: Concrete			Locker: Y
Foundation: Concrete Perimeter	Reno. Year:	Dist. to Public Transit:	Dist. to School Bus:
Rain Screen:	R.I. Plumbing:	Units in Development:	Total Units in Strata: 195
Renovations:		Title to Land: Freehold Strata	
Water Supply: City/Municipal	Metered Water:	Property Disc.: No	
Fireplace Fuel:	R.I. Fireplaces:	Fixtures Leased: :	
Fuel/Heating: Baseboard, Electric	# of Fireplaces: 0	Fixtures Rmvd: :	
Outdoor Area: Balcony(s)		Floor Finish: Laminate, Wall/Wall/Mixed	
Type of Roof: Torch-On			

Maint Fee Inc: **Garbage Pickup, Gardening, Gas, Hot Water, Recreation Facility, Snow removal**
 Legal: **STRATA LOT 64, PLAN EPS2423, DISTRICT LOT 386, 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 V**
 Amenities: **Elevator, Exercise Centre, In Suite Laundry, Recreation Center**

Site Influences: **Central Location, Recreation Nearby, Shopping Nearby**
 Features: **ClthWsh/Dryr/Frdg/Stve/DW, Drapes/Window Coverings, Garage Door Opener**

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Living Room	11'10 x 8'5			x			x
Main	Dining Room	11'10 x 7'			x			x
Main	Kitchen	8'4 x 8'			x			x
Main	Bedroom	9'11 x 9'7			x			x
Main	Den	7'10 x 5'1			x			x
Main	Foyer	8'10 x 4'			x			x
		x			x			x
		x			x			x
		x			x			x
		x			x			x

Finished Floor (Main): 631	# 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	No	Barn:
Finished Floor (Below): 0	Restricted Age:			2				Workshop/Shed:
Finished Floor (Basement): 0	# of Pets: 2	Cats: Yes	Dogs: Yes	3				Pool:
Finished Floor (Total): 631 sq. ft.	# or % of Rentals Allowed:			4				Garage Sz:
	Bylaws: Pets Allowed w/Rest., Rentals Allowed			5				Grg Dr Ht:
Unfinished Floor: 0				6				
Grand Total: 631 sq. ft.	Basement: None			7				
				8				

Listing Broker(s): **Sutton Group-West Coast Realty**

Fabulous 1 bedroom and flex space at Evergreen! Efficient layout with no wasted space. Bright, modern home with floor to ceiling windows and views of spectacular mountains and surrounding cityscape. Flex space can be used as an office or extra storage. Features include sleek Italian soft close cabinets, stainless steel appliances, gas cooktop, wide plank flooring, quartz counter tops and breakfast bar. Sip your morning coffee/tea on the generous balcony. Take advantage of the well equipped gym, lounge/party room, outdoor green space with barbecue. Unbeatable location with fantastic walkscore; Skytrain, Coquitlam Centre, City Hall, restaurants, shopping services at your doorstep. 1 parking & 1 locker. Pets and rentals allowed.