



Presented by:

Tanya Rankin

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Active
R2080654

Board: N
House/Single Family

1060 N 11TH AVENUE

Williams Lake (Zone 27)
Williams Lake - City
V2G 3T9

Residential Detached

\$272,000 (LP)

(SP)



Sold Date:	Frontage (feet):	0.00	Original Price: \$272,000
Depth / Size (ft.): 0	Bedrooms:	4	Approx. Year Built: 1980
Lot Area (acres): 0.15	Bathrooms:	3	Age: 36
Flood Plain: No	Full Baths:	2	Zoning: R1
Rear Yard Exp:	Half Baths:	1	Gross Taxes: \$2,815.23
Approval Req?:			For Tax Year: 2015
If new, GST/HST inc?:			Tax Inc. Utilities?: No
			P.I.D.: 005-390-419
			Tour:

View: **No :**

Complex / Subdiv:

Services Connected: **Electricity, Natural Gas, Sanitary Sewer, Water**

Style of Home: **Basement Entry**
Construction: **Frame - Wood**
Exterior: **Wood**
Foundation: **Concrete Perimeter**
Rain Screen:
Renovations:
of Fireplaces: **2**
Fireplace Fuel: **Gas - Natural, Wood**
Water Supply: **City/Municipal**
Fuel/Heating: **Forced Air, Natural Gas**
Outdoor Area: **Patio(s) & Deck(s)**
Type of Roof: **Torch-On**

Reno. Year:
R.I. Plumbing:
R.I. Fireplaces:

Total Parking: Covered Parking: Parking Access:
Parking: **Garage; Double, Open**
Dist. to Public Transit:
Title to Land: **Freehold NonStrata**
Seller's Interest: **Registered Owner**
Property Disc.: **Yes**
PAD Rental:
Fixtures Leased: **No :**
Fixtures Rmvd: **No :**
Floor Finish: **Laminate, Tile, Wall/Wall/Mixed**

Legal: **PL 25792 LT 3 DL 588 LD 05**

Amenities: **None**

Site Influences: **Central Location, Paved Road, Treed**
Features: **Dishwasher, Refrigerator, Stove**

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Kitchen	10' x 9'3	Bsmt	Storage	11' x 10'2			x
Main	Eating Area	10' x 7'	Bsmt	Laundry	11'7 x 7'			x
Main	Dining Room	10' x 11'						x
Main	Living Room	12'8 x 18'2						x
Main	Master Bedroom	12' x 11'10						x
Main	Bedroom	9'7 x 13'						x
Main	Bedroom	9' x 9'3						x
Bsmt	Foyer	9'6 x 11'9						x
Bsmt	Recreation	23'6 x 12'10						x
Bsmt	Bedroom	10' x 15'8						x

Finished Floor (Main):	1,280	# of Rooms: 12	Bath	Floor	# of Pieces	Ensuite?	Outbuildings
Finished Floor (Above):	0	# of Kitchens: 1	1	Main	4	No	Barn:
Finished Floor (Below):	0	# of Levels: 2	2	Main	2	No	Workshop/Shed:
Finished Floor (Basement):	1,070	Suite: None	3	Bsmt	3	No	Pool:
Finished Floor (Total):	2,350 sq. ft.	Crawl/Bsmt. Height:	4				Garage Sz:
Unfinished Floor:	0	Beds in Basement: 1	5				Door Height:
Grand Total:	2,350 sq. ft.	Beds not in Basement: 3	6				
		Basement: Full, Fully Finished	7				
			8				

Listing Broker(s): **Tanya Rankin Ltd**