

Active
R2027982
 Board: F
 Apartment/Condo

406 2511 KING GEORGE BOULEVARD
 South Surrey White Rock
 King George Corridor
 V4P 0C7

Residential Attached
\$213,800 (LP)
 (SP) 

Sold Date: _____ Frontage (feet): _____ Original Price: **\$213,800**
 Meas. Type: _____ Frontage (metres): _____ Approx. Year Built: **2008**
 Depth / Size (ft.): _____ Bedrooms: **1** Age: **8**
 Lot Area (sq.ft.): **0.00** Bathrooms: **1** Zoning: **CD**
 Flood Plain: _____ Full Baths: **1** Gross Taxes: **\$1,145.22**
 Approval Req?: **No** Half Baths: **0** For Tax Year: **2015**
 Exposure: **East** Maint. Fee: **\$237.90** Tax Inc. Utilities?: **No**
 If new, GST/HST inc?: _____ P.I.D.: **027-585-760**
 Mgmt. Co's Name: **ATIRA**
 Mgmt. Co's Phone: **604-439-8848**
 View: **Yes: MOUNTAIN VIEWS**
 Complex / Subdiv: **the PACIFICA**
 Services Connected: **Community, Electricity, Natural Gas, Sanitary Sewer, Storm Sewer, Water**

Style of Home: **Rancher/Bungalow, Upper Unit**
 Construction: **Frame - Wood**
 Exterior: **Mixed, Stone, Wood**
 Foundation: **Concrete Perimeter**
 Rain Screen: _____
 Renovations: _____
 Water Supply: **City/Municipal**
 Fireplace Fuel: _____
 Fuel/Heating: **Hot Water, Radiant**
 Outdoor Area: **Balcony(s)**
 Type of Roof: **Metal, Other**

Reno. Year: _____
 R.I. Plumbing: _____
 R.I. Fireplaces: _____
 # of Fireplaces: **0**

Total Parking: **1** Covered Parking: **1** Parking Access: **Front**
 Parking: **Add. Parking Avail., Garage; Underground, Visitor Parking**
 Locker: **Y**
 Dist. to Public Transit: **1 block**
 Units in Development: **60**
 Title to Land: **Freehold Strata**
 Seller's Interest: **Estate Sale**
 Property Disc.: **No**
 Fixtures Leased: **No**
 Fixtures Rmvd: **No**
 Floor Finish: **Laminate, Tile, Wall/Wall/Mixed**

Maint Fee Inc: **Caretaker, Garbage Pickup, Gardening, Heat, Hot Water, Management, Recreation Facility, Snow removal**
 Legal: **PL BCS2985 LT 60 LD 36 SEC 23 TWP 1 STRATA LOT AS SHOWN ON FORM V.**

Amenities: **Community Meals, Exercise Centre, Garden, In Suite Laundry, Pool; Indoor, Recreation Center**

Site Influences: **Adult Oriented, Central Location, Recreation Nearby, Retirement Community, Shopping Nearby**
 Features: **ClthWsh/Dryr/Frdg/Stve/DW, Disposal - Waste, Drapes/Window Coverings, Garage Door Opener, Microwave, Smoke Alarm, Sprinkler - Fire**

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Living Room	13'8" x 12'			x			x
Main	Kitchen	12' x 11'9"			x			x
Main	Dining Room	6' x 6'			x			x
Main	Master Bedroom	15' x 11'9"			x			x
Main	Walk-In Closet	6' x 4'			x			x
Main	Storage	6' x 6'			x			x
					x			x
					x			x
					x			x
					x			x

Finished Floor (Main):	637	# 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: 65+			2				Workshop/Shed:
Finished Floor (Basement):	0	# of Pets:	Cats:	Dogs:	3				Pool:
Finished Floor (Total):	637 sq. ft.	# or % of Rentals Allowed:			4				Garage Sz:
Unfinished Floor:	0	Bylaw Restrict: Age Restrictions, Pets Allowed			5				Door Height:
Grand Total:	637 sq. ft.	w/Rest.. Rentals Allowed			6				
		Basement: None			7				
					8				

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

RETIREMENT RESORT-5 Star Facility.The Pacifica.TOP FLOOR unit.Good Condition.RENTABLE to 65+ Occupant.The extensive list of amenities includes: movie theatre, billiards, lounges, games, gardening, exercise room, hair & nail salon, indoor pool, organized activities & outings, beautifully appointed dining room, 24 hr. emergency response, guest suites, computer centre, wellness centre, storage & underground parking, Pet Friendly, 9' ceilings with lifeline support in unit, fire sprinklers.Walk-in shower.Granite Counters, stainless steel appliances & maple cabinets.Open Floorplan.Balcony w MOUNTAIN VIEWS from TOP FLOOR.Full Dining room with various meal plans.Walking distance to shopping & transportation.Come and see !!! +++

LISTING
features

406 - 2511 King George Blvd, Surrey



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Evon Mayer



The enclosed information while deemed to be correct, is not guaranteed.
 This communication is not intended to solicit properties already listed for sale.



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COMPLIMENTS OF
Evon Mayer



Price	\$213,800
Tax	\$1145.22/2015
Maint	\$237.90
Size	637 sf
Bedrooms	1
Bathrooms	1