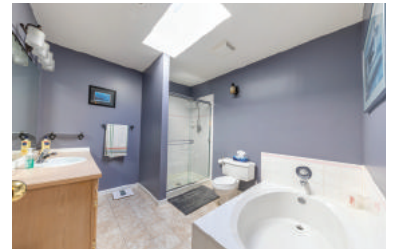




RAMIREZ REAL ESTATE

PANORAMIC MOUNTAIN & RIVER VIEWS!

406 - 11595 FRASER STREET | MAPLE RIDGE | V2X 0X7



2 BEDROOMS

1 BATHROOM

1,018 SQ. FT.

MOUNTAIN & RIVER VIEWS

DESCRIPTION

MILLION DOLLAR VIEW - this spacious home boasts a 180 degree view of the Fraser River, Mount Baker and nearby park/green space from the living room, master bedroom and deck(s). This penthouse has over 1000 square feet of living space plus vaulted ceilings in the open concept living/dining/kitchen. Features include laminate flooring, newer stove & dishwasher & gas fireplace in the living room. This building is fully rain screened, re-piped in 2016 and exterior updates including decks. Secured underground parking and RV parking is also available. All this located close to tennis courts, parks, playground, shopping, restaurants, schools, amenities and walking distance to transit including West Coast Express.

SPECIFICATIONS

STYLE OF HOME:	CONDO
YEAR BUILT:	1991
WATER SUPPLY:	CITY/MUNICIPAL
FEATURES:	MOUNTAIN & RIVER VIEWS



KW ELITE REALTY
KELLER WILLIAMS

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Presented by:
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Active
R2561202

Board: V
Apartment/Condo

406 11595 FRASER STREET

Maple Ridge
East Central
V2X 0X7

Residential Attached

\$399,900 (LP)

(SP)



Sold Date:
Meas. Type:
Depth / Size (ft.):
Lot Area (sq.ft.): **0.00**
Flood Plain:
Council Apprv?:
Exposure:
If new, GST/HST inc?:

Frontage (feet):
Frontage (metres):
Bedrooms: **1**
Bathrooms: **1**
Full Baths: **1**
Half Baths: **0**
Maint. Fee: **\$369.86**

Original Price: **\$399,900**
Approx. Year Built: **1991**
Age: **30**
Zoning: **MULTI**
Gross Taxes: **\$2,971.15**
For Tax Year: **2020**
Tax Inc. Utilities?:
P.I.D.: **016-855-078**
Tour: **Virtual Tour URL**

Mgmt. Co's Name: **Ascent**

Mgmt. Co's Phone:

View:

Yes: Fraser River & Mt. Baker

Complex / Subdiv: **Brickwood Place**

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

Sewer Type: **City/Municipal**

Style of Home: **1 Storey**
Construction: **Frame - Wood**
Exterior: **Brick, Vinyl**
Foundation: **Concrete Perimeter**
Rain Screen: **Full**
Renovations:
Water Supply: **City/Municipal**
Fireplace Fuel: **Gas - Natural**
Fuel/Heating: **Electric**
Outdoor Area: **Balcony(s)**
Type of Roof: **Metal, Torch-On**

Reno. Year:
R.I. Plumbing:

Metered Water:
R.I. Fireplaces:
of Fireplaces: **1**

Total Parking: **1** Covered Parking: **1** Parking Access: **Front**
Parking: **Garage Underbuilding, RV Parking Avail., Visitor Parking**
Locker:
Dist. to Public Transit:
Units in Development: **55** Dist. to School Bus:
Title to Land: **Freehold Strata** Total Units in Strata: **55**
Property Disc.: **Yes**
Fixtures Leased: **No** :
Fixtures Rmvd: **No** :
Floor Finish: **Laminate, Tile**

Maint Fee Inc: **Garbage Pickup, Gardening, Gas, Management, Snow removal**
Legal: **STRATA LOT 48, PLAN NWS3379, DISTRICT LOT 398, 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 1 OR V, AS**

Amenities: **In Suite Laundry**

Site Influences: **Shopping Nearby**
Features: **ClthWsh/Dryr/Frdg/Stve/DW, Drapes/Window Coverings**

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Living Room	17'10 x 15'11			x			x
Main	Kitchen	9'11 x 9'3			x			x
Main	Dining Room	8'6 x 7'10			x			x
Main	Master Bedroom	18'8 x 11'0			x			x
Main	Walk-In Closet	6'0 x 7'0			x			x
Main	Foyer	9'11 x 4'0			x			x
		x			x			x
		x			x			x
		x			x			x
		x			x			x

Finished Floor (Main):	1,018	# 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:	Cats:	Dogs:	3				Pool:
Finished Floor (Total):	1,018 sq. ft.	# or % of Rentals Allowed:			4				Garage Sz:
		Bylaws: Pets Allowed w/Rest., Rentals Not Allowed			5				Grg Dr Ht:
Unfinished Floor:	0	Basement: None			6				
Grand Total:	1,018 sq. ft.				7				
					8				

Listing Broker(s): **Keller Williams Elite Realty**

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