R2861486 Apartment/Condo

111 9266 UNIVERSITY CRESCENT BURNABY

Simon Fraser Univer., V5A 4Z1

Residential	Attached
\$649	,000 (LP)

Depth/Size (ft):		Bedrooms:	2	Approx. Year Buil	lt: 2004	
• • • •		Bathrooms:	2		n: 2004 20	
Frontage (ft):				Age:		
Lot Area:		Full Baths:	2	Zoning:	RM5	
Flood Plain:		Half Baths:	0	Gross Taxes:	\$1,54	
Rear Yard Exp:		Maint. Fee:	429.64	For Tax Year:	2023	
View:				P.I.D.:	026-3	780-143
Style of Home:	1 Storey		Parking:	Total: 1 - Covered:	:1	
Construction:	Concrete		Covered Parking:	1		
Exterior:	Mixed		Parking Access:			
Foundation:			Parking:	Garage; Undergro	und	
Rain Screen:			Locker:	Yes		
Renovations:			Units in Dev:	103		
# of Fireplaces:	1 - Fuel: Electric		Distance to:	100		
Water Supply:	City/Municipal		Title to Land:	Leasehold prepaid	- Strata	
Fuel/Heating:	Baseboard, Electric		Property Disc:	Yes		
Outdoor Area:	Balcny(s) Patio(s) Dck	(5)	PAD Rental:	Na		
Type of Roof:	Torch-On		Fixtures Leased:	No		
Floor Finish:	Hardwood,Mixed,Tile,C	Carpet	Fixtures Rmvd:			
View						
	Contury 21 Prudontial	Estates 604 279 2121				
View: Mgmt. Company:	Century 21 Prudential	Estates - 604-278-2121				
Mgmt. Company: Complex / Subdiv:	·					
Mgmt. Company:	Electricity,Sanitary Sev	wer,Storm Sewer,Water				
Mgmt. Company: Complex / Subdiv:	Electricity,Sanitary Sev STRATA LOT 7, PLAN					
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Mgmt. Company: Complex / Subdiv: Services Connected: Legal: Amenities: Site Influences: Features: Bylaw Restric: Listing Broker(s): Floor Main Main Main Main Main Main Main Finished Floor (Main): Finished Floor (Above):	Electricity, Sanitary Sex STRATA LOT 7, PLAN COMMON PROPERT Bike Room, Elevator, In ClthWsh/Dryr/Frdg/Stv Pets Allowed Coldwell Banker Prest Type Foyer Living Room Dining Room Kitchen Primary Bedroom Walk-In Closet Bedroom 844 sqft 0 sqft	wer,Storm Sewer,Water BCS1993, DISTRICT LOT 102, GROL Y IN PROPORTION TO THE UNIT EN Suite Laundry,Recreation Center,Stor /e/DW,Microwave ige Realty Dimensions 3'7 x 6'4 10'5 x 13'7 10'5 x 6'5 8'5 x 8'11 10'6 x 10'6 6'4 x 4'5 8'4 x 12'7 # Of Rooms: # Of Kitchens:	TITLEMENT OF THE STF age Floor Main 8 1	Type Patio Bathroom Floor Main	Dimens 18'9 x 1 # of Pieces 4	AS APPROPRIATE
Mgmt. Company: Complex / Subdiv: Services Connected: Legal: Amenities: Site Influences: Features: Bylaw Restric: Listing Broker(s): Floor Main Main Main Main Main Main Main Finished Floor (Main): Finished Floor (Below):	Electricity, Sanitary Sex STRATA LOT 7, PLAN COMMON PROPERT Bike Room, Elevator, In ClthWsh/Dryr/Frdg/Stv Pets Allowed Coldwell Banker Prest Vype Foyer Living Room Dining Room Kitchen Primary Bedroom Walk-In Closet Bedroom 844 sqft 0 sqft 0 sqft	wer,Storm Sewer,Water BCS1993, DISTRICT LOT 102, GROL Y IN PROPORTION TO THE UNIT EN Suite Laundry,Recreation Center,Stor /e/DW,Microwave ige Realty Dimensions 3'7 x 6'4 10'5 x 13'7 10'5 x 6'5 8'5 x 8'11 10'6 x 10'6 6'4 x 4'5 8'4 x 12'7 # Of Rooms: # Of Kitchens: # Of Levels:	TITLEMENT OF THE STF age Floor Main	Type Patio Bathroom Floor	Dimens 18'9 x 1 # of Pieces	AS APPROPRIATE
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Welcome to a Aurora home features 12 foot ceilings and a HUGE 274 square foot patio are just 2 of many highlights in this amazing 2 bed/2 bath home! Freshly painted this open concept unit features s/s appliances, granite counters, electric fireplace and large floor to ceiling windows that BRIGHTEN the space. Relax and enjoy greenbelt views from your QUIET & oversized patio. Built by award winning Polygon, this CONCRETE building is located in SFU's master planned community surrounded by trails, parks & just steps from the village where you'll find shops, eateries, transit, childcare facilities and an elementary school.

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