R2872509 House/Single Family

7088 HALIFAX STREET BURNABY

Montecito, V5A 1L8

Residential Detached \$3,699,000 (LP)

Dimensions

 Depth/Size (ft):
 80.00

 Lot Area: (sq.ft.)
 12,640.00

 Flood Plain:
 No

 Rear Yard Exp:
 South

 View:
 No

Bedrooms: 6
Bathrooms: 4
Full Baths: 4
Half Baths: 0

 Approx. Year Built:
 1993

 Age:
 31

 Zoning:
 R2

 Gross Taxes:
 \$7,604.21

 For Tax Year:
 2023

 P.I.D.:
 002-855-496

Style of Home: 2 Storey w/Bsmt.

Construction: Frame - Wood

Exterior: Brick,Stucco

Covered Parking:
Parking Access:
Parking:

Parking:

Locker:

Front,Lane
DetachedGrge/Carport,Garage; Double

Total: 20 - Covered: 4

Foundation:
Rain Screen:
Renovations:

of Fireplaces:

Units in Dev: Distance to:

Title to Land: Freehold NonStrata

No

Floor

Type

Water Supply: City/Municipal
Fuel/Heating: Hot Water,Radiant
Outdoor Area: Balcny(s) Patio(s) D

Property Disc: PAD Rental:

Dimensions

Balcny(s) Patio(s) Dck(s),Fenced Yard

Fixtures Leased: No Fixtures Rmvd: No

Type of Roof: Tile - Concrete
Floor Finish: Tile,Carpet

View: No

Mgmt. Company: Complex / Subdiv:

Services Connected: Electricity, Natural Gas, Storm Sewer, Water

Legal: LOT 1, BLOCK 9, PLAN NWP14444, DISTRICT LOT 136, GROUP 1, NEW WESTMINSTER LAND DISTRICT

Amenities: In Suite Laundry, Storage, Workshop Detached

4,624 sqft

Site Influences: Central Location, Lane Access, Paved Road, Private Setting, Private Yard, Shopping Nearby

Floor

Beds In Bsmt:

Of Pets:

Features: ClthWsh/Dryr/Frdg/Stve/DW,Garage Door Opener

Dimensions

3 - Fuel: Natural Gas

Bylaw Restric:

Floor

Listing Broker(s): Royal LePage Elite West

Type

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Main	Foyer	15' x 15'11	Main	Den	11'7 x 14'10	Bsmt	Storage	11'5 x 5'7	
Main	Living Room	15'7 x 19'5	Bsmt	Living Room	18'6 x 14'10	Above	Primary Bedroom	15'8 x 16'	
Main	Dining Room	13'5 x 16'8	Bsmt	Dining Room	7' x 14'10	Above	Walk-In Closet	8'2 x 6'10	
Main	Kitchen	16'7 x 15'7	Bsmt	Kitchen	16'5 x 6'8	Above	Bedroom	11'3 x 13'1	
Main	Eating Area	10' x 15'7	Bsmt	Bedroom	16'5 x 7'7	Above	Bedroom	11'7 x 13'1	
Main	Family Room	16'3 x 15'7	Bsmt	Bedroom	11'5 x 12'4	Above	Bedroom	11'7 x 12'	
Main	Laundry	11'7 x 8'8	Bsmt	Flex Room	13'7 x 15'7				
Finished Floor (Main): 2,109 sqft		,109 sqft	# Of Rooms:		20	Bathroom Floor	# of Pieces	Ensuite?	
Finished Floor (Above):		,375 sqft # Of Kitch		ens:	2	Above	6	No	
Finished Floor (Below): Finished Floor (Bsmt):		1,140 sqft	# Of Levels	:	3	Above	5	Yes	
		0 sqft Suite			Unauthorized Suite	Main	4	No	
Finished Floor (Total):		4,624 sqft Crawl/Bsm		t Height:		Bsmt	4	No	
Unfinished Floor:		saft	Basement:		Fully Finished, Part				
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Type

BIG HOME, BIG LOT, BIG VALUE! One owner home on one of the largest lots in Montecito 80x158 with lane access. There's a detached double garage off the lane, ideal for the hobbyist, car buff or home based business. This custom built home boasts a grand entry with blue pearl granite spiral staircase. All rooms are oversized. Main floor features over 2000 sf of living space and 2 gas fireplaces. Kitchen opens to massive 30x10 covered deck which overlooks the flat, fenced and private yard. Upstairs are 4 generous bedrooms including primary with walk in closet and custom ensuite. Downstairs you'll find a 2 bedroom ground level Mortgage Helper suite, with separate entrance, laundry, and gas fireplace. The home also features a double garage for all the toys/cars! CALL NOW!

2/6

Grand Total: