



R2699931

Active

Apartment/Condo
 Residential Attached

202 15272 20 AVENUE

South Surrey White Rock
 King George Corridor

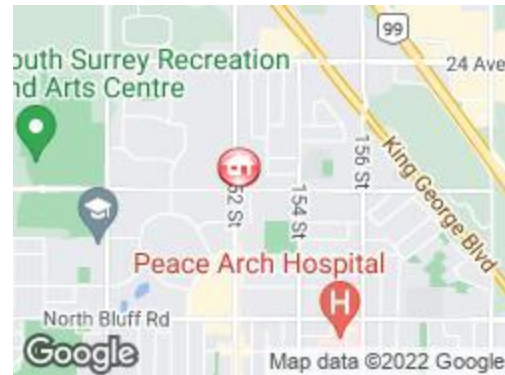
\$587,000 (LP)

(SP)

\$542.51 L\$/SF

S\$/SF

Sold Date:



Total Bedrooms 2
Total Baths 2
FIARtotFin 1,082
BB South
Outdoor Area BALC
View
View - Specify

Approx. Year Built 1994
Tot Units in Strata Plan 36
Mgmt. Co Name CROSSROADS
Mgmt. Co Phone# 778-578-4445
Parking Places - Total 1
Parking Places - Covered 1
Bylaw Restrictions Age Restrictions,

Days On Market 66
Occupancy Owner
Gross Taxes \$1,796.06
Maintenance Fee \$379.65
Locker Yes
Maint Fee Includes Garbage Pickup, Gardening, Gas, Management

LARGE SOUTH FACING UNIT IN WELL MAINTAINED BUILDING. RECENT UPGRADES INCLUDE QUARTZ COUNTERTOPS IN KITCHEN AND BATHROOMS, NEW LAMINATE FLOORING, LIGHTING AND NEW S/S APPLIANCES. LARGE LIVING AREA WITH FEATURE STONE FIREPLACE. TWO SOUTH FACING BALCONIES TO RELAX OR BBQ ON. CLOSE TO SHOPPING, TRANSIT AND RECREATION.



604.671.7000

Condos & Homes Team

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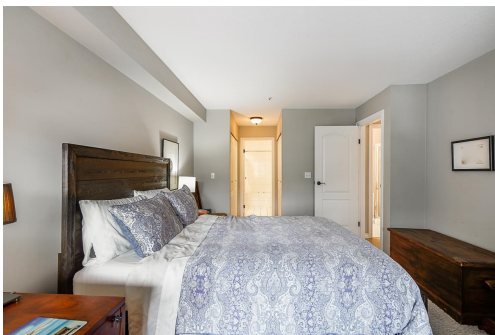
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Sold Date:



Sold Date:

Meas. Type:

Depth / Size (ft.):

Lot Area (sq.ft.): **0.00**

Flood Plain:

Approval Req?: **No**Exposure: **South**

If new, GST/HST inc?:

Mgmt. Co's Name: **CROSSROADS**Mgmt. Co's Phone: **778-578-4445**

View:

Complex / Subdiv:

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

Frontage (feet):

Frontage (metres):

Bedrooms: **2**Bathrooms: **2**Full Baths: **2**Half Baths: **0**Maint. Fee: **\$379.65**Approx. Year Built: **1994**Age: **28**Zoning: **RES**Gross Taxes: **\$1,796.06**For Tax Year: **2021**Tax Inc. Utilities?: **No**P.I.D.: **018-183-140**Style of Home: **Upper Unit**Construction: **Frame - Wood**Exterior: **Stucco**

Foundation:

Rain Screen:

Renovations:

Water Supply: **City/Municipal**Fireplace Fuel: **Gas - Natural**Fuel/Heating: **Baseboard, Electric**Outdoor Area: **Balcony(s)**Type of Roof: **Asphalt**

Reno. Year:

R.I. Plumbing:

R.I. Fireplaces: **1**# of Fireplaces: **1**Total Parking: **1** Covered Parking: **1**Parking: **Garage; Underground**Parking Access: **Rear**Locker: **Y**

Dist. to School Bus:

Total Units in Strata: **36**

Dist. to Public Transit:

Units in Development: **36**Title to Land: **Freehold Strata**Seller's Interest: **Registered Owner**Property Disc.: **Yes**Fixtures Leased: **No**Fixtures Rmvd: **No**Floor Finish: **Laminate**Maint Fee Inc: **Garbage Pickup, Gardening, Gas, Management**Legal: **STRATA LOT 23, PLAN LMS798, SECTION 14, TOWNSHIP 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**Amenities: **Club House**Site Influences: **Adult Oriented, Recreation Nearby, Shopping Nearby**Features: **ClthWsh/Dryr/Frdg/Stve/DW, Garage Door Opener**

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Living Room	11'0 x 15'0			x			x
Main	Kitchen	8'0 x 9'0			x			x
Main	Dining Room	8'0 x 13'0			x			x
Main	Master Bedroom	18'0 x 10'0			x			x
Main	Bedroom	14'9 x 9'0			x			x
Main	Laundry	7'0 x 5'0			x			x
		x			x			x
		x			x			x
		x			x			x
		x			x			x

Finished Floor (Main):

1,082

Finished Floor (Above):

0

Finished Floor (Below):

0

Finished Floor (Basement):

0

Finished Floor (Total):

1,082 sq. ft.

Unfinished Floor:

0

Grand Total:

1,082 sq. ft.# of Rooms: **6** # of Kitchens: **1** # of Levels: **1**

Crawl/Bsmt. Height:

Restricted Age: **19+**

of Pets: Cats: Dogs:

or % of Rentals Allowed:

Bylaw Restrict: **Age Restrictions, Pets Not Allowed, Rentals Not Allowed**Basement: **None**

Bath

1**Main****2****3****4****5****6****7****8**

Floor

Main**Main**

of Pieces

4**3**

Ensuite?

Yes**No**

Outbuildings

Barn:

Workshop/Shed:

Pool:

Garage Sz:

Door Height:

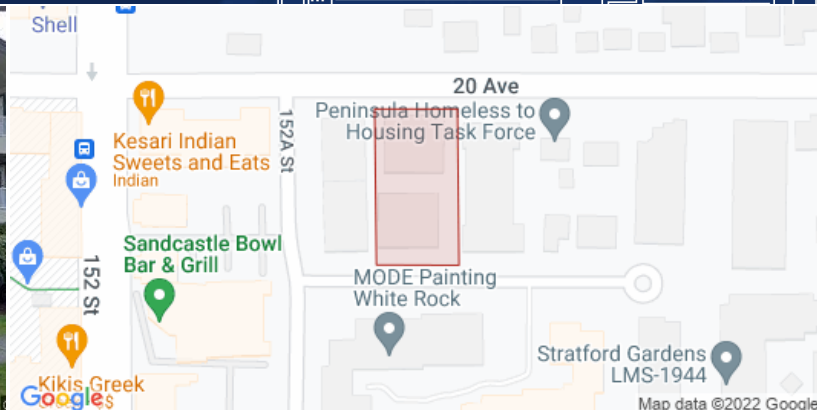
Listing Broker(s): **RE/MAX Crest Realty****LARGE SOUTH FACING UNIT IN WELL MAINTAINED BUILDING. RECENT UPGRADES INCLUDE QUARTZ COUNTERTOPS IN KITCHEN AND BATHROOMS, NEW LAMINATE FLOORING, LIGHTING AND NEW S/S APPLIANCES. LARGE LIVING AREA WITH FEATURE STONE FIREPLACE.TWO SOUTH FACING BALCONIES TO RELAX OR BBQ ON. CLOSE TO SHOPPING, TRANSIT AND RECREATION.**



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202-15272 20 AV Surrey BC V4A 2A3

PID	018-183-140			Legal Description	STRATA LOT 23 SECTION 14 TOWNSHIP 1 NEW WESTMINSTER DISTRICT STRATA PLAN LMS798 TOGETHER WITH AN INTEREST IN THE COMMON PROPERTY IN PROPORTION TO THE UNIT ENTITLEMENT OF THE STRATA LOT AS SHOWN ON FORM 1		
Zoning	RM-45 - Multiple Residential 45 Zone			Plan	LMS798		
Registered Owner	HA*, D*			Community Plans(s)	OCP: Land Use: Multiple Residential, LAP: Land Use: Low-Rise Residential Plan Area: Semiahmoo Town Centre, not in ALR		
Floor Area	1059 Ft ²	Max Elevation	108.20 m	Year Built	1992	Transit Score	55 / Good Transit
Lot Size	-	Min Elevation	105.82 m	Bedrooms	2	WalkScore	75 / Very Walkable
Dimensions	-	Annual Taxes	\$1,803.89	Bathrooms	2	Structure	STRATA-LOT RESIDENCE (CONDOMINIUM)

MLS HISTORY

	Status (Date)	DOM	LP/SP	Firm
R2699931	Active 14/06/2022	65	\$587,000 / -	RE/MAX Crest Realty
R2183635	Sold 10/07/2017	13	\$399,900 / \$399,000	Royal LePage Northstar Realty (S. Surrey)
F1026005	Sold 07/04/2011	174	\$274,900 / \$272,500	Royal LePage Northstar Realty (S. Surrey)

APPRECIATION

	Date	(\$)	% Change
List Price	14/06/2022	\$587,000	47.12 %
Sales History	17/08/2017	\$399,000	46.42 %
	28/04/2011	\$272,500	701.47 %
	29/05/2007	\$34,000	

ASSESSMENT

	2021	2022	% Change
Building	\$94,500	\$115,000	21.69 %
Land	\$264,000	\$322,000	21.97 %
Total	\$358,500	\$437,000	21.90 %

SCHOOL CATCHMENT

	Elementary	Secondary
Catchment	Jessie Lee	Earl Marriott
District	SD 36	SD 36
Grades	K - 7	8 - 12

DEVELOPMENT APPLICATIONS

Status: Concluded
Project No.: 89-0608-00
Description: None

The enclosed information, while deemed to be correct, is not guaranteed.

Detailed Tax Report

Property Information

Prop Address	15272 20 AV UNIT# 202	Jurisdiction	CITY OF SURREY
Municipality	CITY OF SURREY	Neighborhood	SOUTH SURREY APARTMENTS E 152 ST
Area	SOUTH SURREY WHITE ROCK	SubAreaCode	F55
PropertyID	018-183-140	BoardCode	F
PostalCode	V4A 2A3		

Property Tax Information

TaxRoll Number	5142984912	Gross Taxes	\$1,803.89
Tax Year	2022	Tax Amount Updated	06/16/2022

More PIDS

018-183-140

More PIDS2

Legal Information

PlanNum	Lot	Block	LotDist	LandDist	Section	Twndship	Range	Meridian
LMS798	23			36	14	1		

Legal FullDescription

STRATA LOT 23, PLAN LMS798, SECTION 14, TOWNSHIP 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

Land & Building Information

Width		Depth	
Lot Size		Land Use	
Actual Use	STRATA-LOT RESIDENCE (CONDOMINIUM)		
Year Built	1992		
BCA Description	STRATA APARTMENT - FRAME	Zoning	MULTIPLE RESIDENTIAL 45 ZONE
WaterConn			
BCADData Update	04/07/2022		

Supplementary Property Info

BedRooms	2	Foundation	
Full Bath	1	Half Bath2	
Half Bath3	1	Stories	
Pool Flg		Carport	0
Garage S	0	Garage M	0

Actual Totals

Land	Improvement	Actual Total
\$322,000.00	\$115,000.00	\$437,000.00

Municipal Taxable Totals

Gross Land	Gross Improve	Exempt Land	Exempt Improve	Municipal Total
\$322,000.00	\$115,000.00	\$0.00	\$0.00	\$437,000.00

School Taxable Totals

Gross LandSch	Gross ImproveSch	Exempt LandSch	Exempt ImproveSch	School Total
\$322,000.00	\$115,000.00	\$0.00	\$0.00	\$437,000.00

Sales History Information

Sale Date	Sale Price	Document Num	SaleTransaction Type
8/17/2017	\$399,000.00	CA6227964	IMPROVED SINGLE PROPERTY TRANSACTION
4/28/2011	\$272,500.00	CA1989003	IMPROVED SINGLE PROPERTY TRANSACTION
5/29/2007	\$34,000.00	CA455338	REJECT - NOT SUITABLE FOR SALES ANALYSIS

5/16/2005	\$188,000.00	CA69591	IMPROVED SINGLE PROPERTY TRANSACTION
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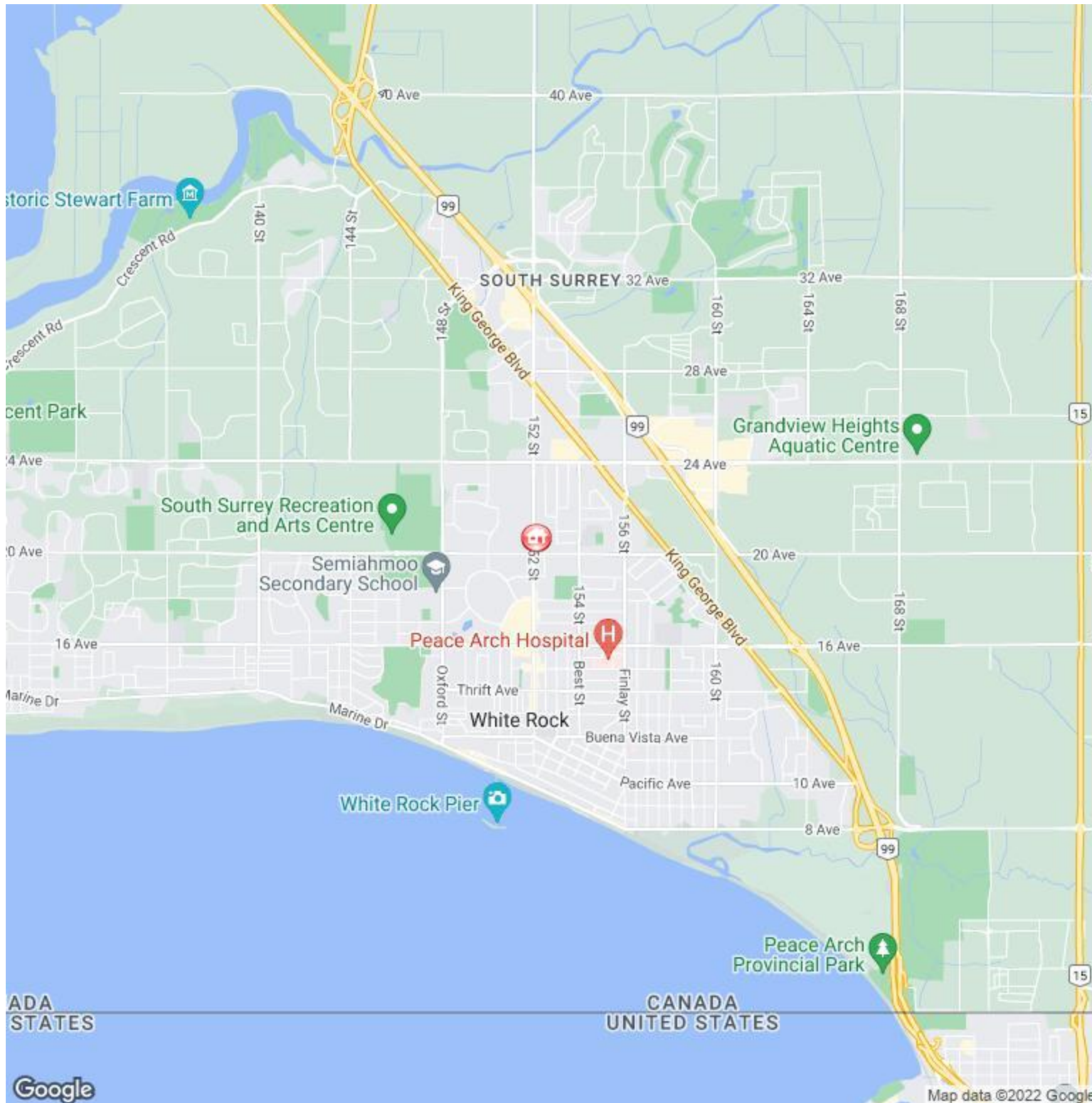
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S\$/SF

Sold Date:



Google

Map data ©2022 Google

RE/MAX Crest Realty

08/18/2022 10:58 PM

The enclosed information while deemed to be correct, is not guaranteed. "PREC* indicates Personal Real Estate Corporation"







