



604.671.7000

**Condos & Homes Team**

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**R2708842****Active**Apartment/Condo  
Residential Attached**2805 7108 COLLIER STREET**

Burnaby South

Highgate

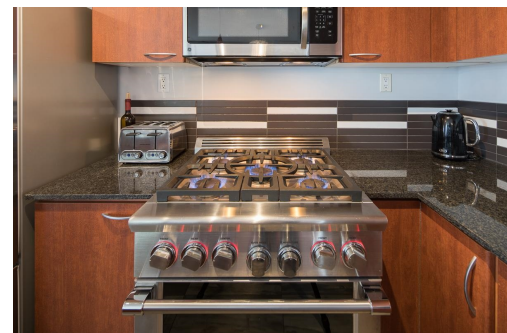
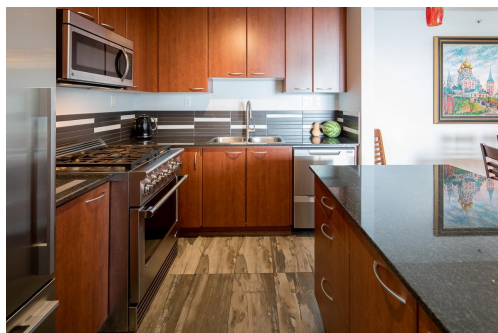
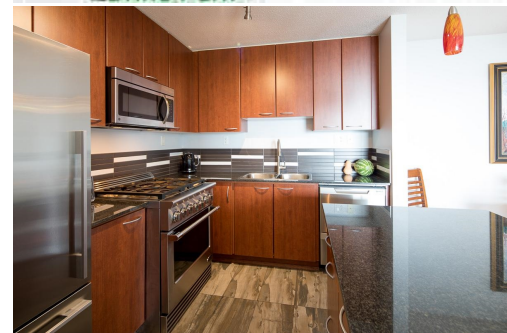
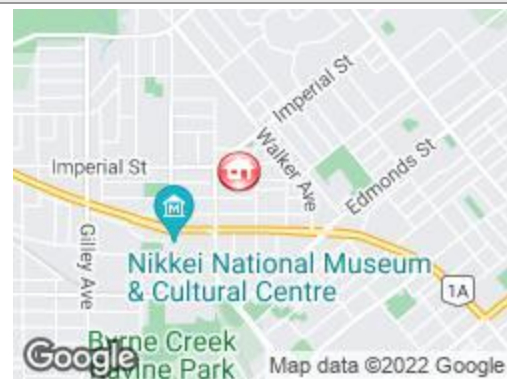
**GIBRALTAR****\$1,049,000** (LP)

(SP)

**\$890.49** L\$/SF

S\$/SF

Sold Date:

**Total Bedrooms** 3**Total Baths** 2**FIARTotFin** 1,178**BB** South**Outdoor Area** BALC**View** Yes**View - Specify** Southern Views to Gulf Islands**Approx. Year Built** 2006**Tot Units in Strata Plan** 178**Mgmt. Co Name** PACIFIC QUORUM PROPERTIES

604-635-0260

**Mgmt. Co Phone#****Parking Places - Total** 2**Parking Places - Covered** 2**Days On Market** 39**Occupancy** Owner**Gross Taxes** \$2,783.97**Maintenance Fee** \$485.00**Locker** Yes**Maint Fee Includes** Garbage Pickup, Gardening, Gas, Hot Water, Management

ARCADIA WEST by BOSA. Your updated Sub Penthouse with amazing Southern Views all the way to the Gulf Islands awaits. This 3 bedroom 2 bathroom condo is ready to move-in, freshly painted throughout - just live happily ever after. There is updated engineered wood flooring in the main living space. The master bedroom and 3rd bedroom have new carpet. The master bedroom features black out blinds and a lovely en-suite bathroom with soaker tub. The kitchen has updated stainless Fisher Paykel Fridge and Double Drawer Dish Washer and there is a 5 burner DCS gas stove. The kitchen is open into the living space with an island to sit at. Great location just steps to Save-on-Foods, shopping, and transit. 2 parking and one locker. Book your private showing today. Open Saturday July 16th 2-4pm

RE/MAX Crest Realty

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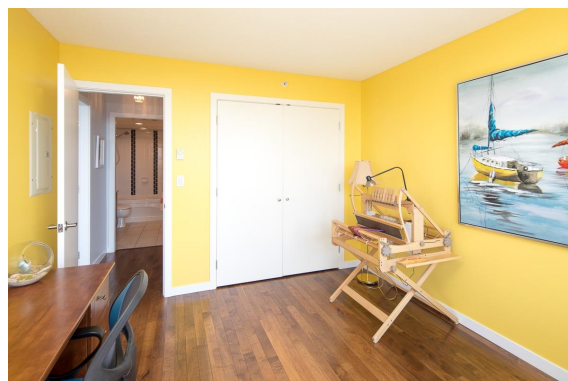
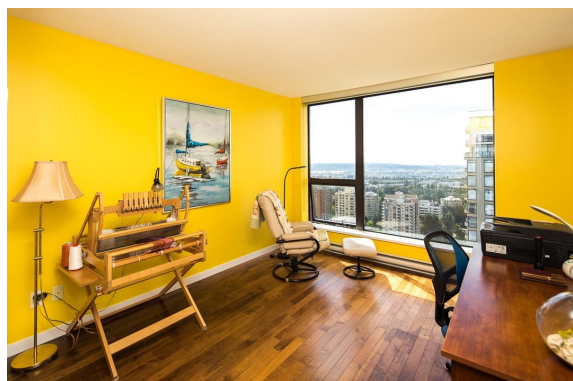
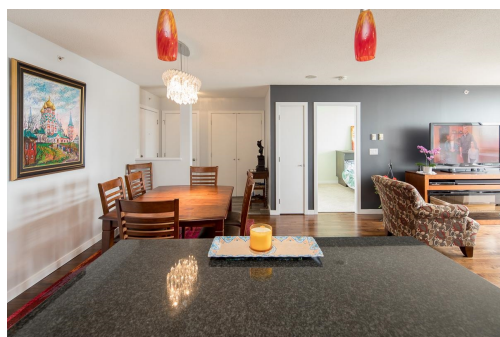
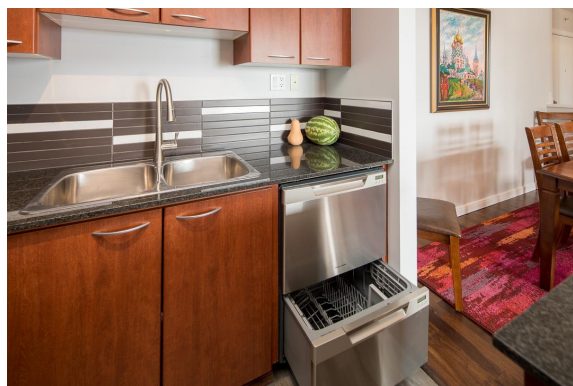
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Sold Date:



Sold Date: Frontage (feet): Approx. Year Built: **2006**  
 Meas. Type: Frontage (metres): Age: **16**  
 Depth / Size (ft.): Bedrooms: **3** Zoning: **CD**  
 Lot Area (sq.ft.): **0.00** Bathrooms: **2** Gross Taxes: **\$2,783.97**  
 Flood Plain: Full Baths: **2** For Tax Year: **2021**  
 Approval Req?: **No** Half Baths: **0** Tax Inc. Utilities?: **Yes**  
 Exposure: **South** Maint. Fee: **\$485.00** P.I.D.: **026-622-262**  
 If new, GST/HST inc?:  
 Mgmt. Co's Name: **PACIFIC QUORUM PROPERTIES**  
 Mgmt. Co's Phone: **604-635-0260**  
 View: **Yes: Sothern Views to Gulf Islands**  
 Complex / Subdiv: **GIBRALTAR**  
 Services Connected: **Electricity, Natural Gas, Sanitary Sewer, Water**

Style of Home: **Penthouse, Upper Unit**  
 Construction: **Concrete**  
 Exterior: **Concrete**  
 Foundation:  
 Rain Screen:  
 Renovations: **Partly**  
 Water Supply: **City/Municipal**  
 Fireplace Fuel: **Electric**  
 Fuel/Heating: **Baseboard, Electric**  
 Outdoor Area: **Balcony(s)**  
 Type of Roof: **Other**

Reno. Year: **2022**  
 R.I. Plumbing:  
 R.I. Fireplaces:  
 # of Fireplaces: **1**

Total Parking: **2** Covered Parking: **2** Parking Access: **Front**  
 Parking: **Garage Underbuilding**  
 Locker: **Y**  
 Dist. to School Bus:  
 Total Units in Strata: **178**  
 Dist. to Public Transit:  
 Units in Development:  
 Title to Land: **Freehold Strata**  
 Seller's Interest: **Registered Owner**  
 Property Disc.: **No**  
 Fixtures Leased: :  
 Fixtures Rmvd: :  
 Floor Finish: **Hardwood, Tile, Wall/Wall/Mixed**

Maint Fee Inc: **Garbage Pickup, Gardening, Gas, Hot Water, Management**  
 Legal: **STRATA LOT 172, PLAN BCS1772, DISTRICT LOT 95, 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: **Bike Room, In Suite Laundry, Storage**

Site Influences: **Central Location, Shopping Nearby**  
 Features: **ClthWsh/Dryr/Frdg/Stve/DW**

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Living Room	14'8 x 11'0			x			x
Main	Dining Room	11'3 x 11'2			x			x
Main	Kitchen	9'7 x 8'11			x			x
Main	Master Bedroom	11'4 x 10'1			x			x
Main	Bedroom	12'1 x 11'1			x			x
Main	Bedroom	13'1 x 9'8			x			x
		x			x			x
		x			x			x
		x			x			x
		x			x			x

Finished Floor (Main):	1,178	# 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	Yes	Barn:
Finished Floor (Below):	0	Restricted Age:			2	Main	3	No	Workshop/Shed:
Finished Floor (Basement):	0	# of Pets: 2	Cats: Y	Dogs: Y	3				Pool:
Finished Floor (Total):	1,178 sq. ft.	# or % of Rentals Allowed: 18			4				Garage Sz:
		Bylaw Restrict: <b>Pets Allowed w/Rest., Rentals</b>			5				Door Height:
		<b>Allwd w/Restrctns</b>			6				
Unfinished Floor:	0	Basement: <b>None</b>			7				
Grand Total:	1,178 sq. ft.				8				

Listing Broker(s): **RE/MAX Crest Realty**

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## Detailed Tax Report

### Property Information

<b>Prop Address</b>	7108 COLLIER ST UNIT# 2805	<b>Jurisdiction</b>	CITY OF BURNABY
<b>Municipality</b>	CITY OF BURNABY	<b>Neighborhood</b>	EDMONDS - STRATA
<b>Area</b>	BURNABY SOUTH	<b>SubAreaCode</b>	VBSHG
<b>PropertyID</b>	026-622-262	<b>BoardCode</b>	V
<b>PostalCode</b>	V5E 0A1		

### Property Tax Information

<b>TaxRoll Number</b>	315371080172	<b>Gross Taxes</b>	\$2,783.97
<b>Tax Year</b>	2021	<b>Tax Amount Updated</b>	07/16/2021

#### More PIDS

026-622-262

#### More PIDS2

### Legal Information

PlanNum	Lot	Block	LotDist	LandDist	Section	Twndship	Range	Meridian
BCS1772	172		95	36				

#### Legal FullDescription

STRATA LOT 172, PLAN BCS1772, DISTRICT LOT 95, 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 APPROPRIATE

### Land & Building Information

<b>Width</b>		<b>Depth</b>	
<b>Lot Size</b>		<b>Land Use</b>	
<b>Actual Use</b>	STRATA-LOT RESIDENCE (CONDOMINIUM)		
<b>Year Built</b>	2006		
<b>BCA Description</b>	STRATA APARTMENT - HI-RISE	<b>Zoning</b>	CD
<b>WaterConn</b>			
<b>BCAData Update</b>	04/07/2022		

### Supplementary Property Info

<b>BedRooms</b>	3	<b>Foundation</b>	
<b>Full Bath</b>	2	<b>Half Bath2</b>	
<b>Half Bath3</b>		<b>Stories</b>	
<b>Pool Flg</b>		<b>Carport</b>	0
<b>Garage S</b>	0	<b>Garage M</b>	0

### Actual Totals

Land	Improvement	Actual Total
\$559,000.00	\$368,000.00	\$927,000.00

### Municipal Taxable Totals

Gross Land	Gross Improve	Exempt Land	Exempt Improve	Municipal Total
\$559,000.00	\$368,000.00	\$0.00	\$0.00	\$927,000.00

### School Taxable Totals

Gross LandSch	Gross ImproveSch	Exempt LandSch	Exempt ImproveSch	School Total
\$559,000.00	\$368,000.00	\$0.00	\$0.00	\$927,000.00

### Sales History Information

Sale Date	Sale Price	Document Num	SaleTransaction Type
4/6/2020	\$872,000.00	CA8125878	REJECT - NOT SUITABLE FOR SALES ANALYSIS
7/20/2017	\$393,500.00	CA6159179	REJECT - NOT SUITABLE FOR SALES ANALYSIS
2/25/2015	\$616,000.00	CA4250498	IMPROVED SINGLE PROPERTY TRANSACTION



10/16/2009	\$515,000.00	CA1313135	IMPROVED SINGLE PROPERTY TRANSACTION
6/13/2006	\$339,900.00	CA230134	IMPROVED SINGLE PROPERTY TRANSACTION

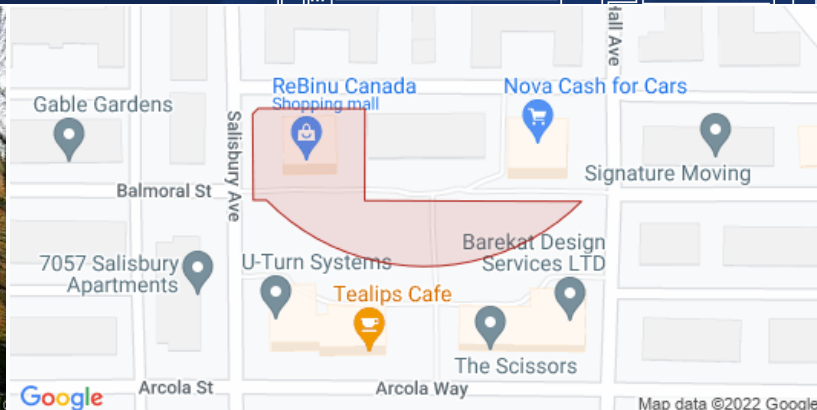




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## 2805-7108 COLLIER ST Burnaby BC V5E 0A1

PID	026-622-262			Legal Description		STRATA LOT 172 DISTRICT LOT 95 GROUP 1 NEW WESTMINSTER DISTRICT STRATA PLAN BCS1772 TOGETHER WITH AN INTEREST IN THE COMMON PROPERTY IN PROPORTION TO THE UNIT ENTITLEMENT OF THE STRATA LOT AS SHOWN ON FORM V	
Zoning	CD - Comprehensive Development			Plan		BCS1772	
Registered Owner	MA*, S*			Community Plans(s)		NCP: <a href="#">Edmonds</a> : High Density Multiple Family Residential, not in ALR	
Floor Area	1178 Ft²	Max Elevation	127.01 m	Year Built	2006	Transit Score	71 / Excellent Transit
Lot Size	-	Min Elevation	126.06 m	Bedrooms	3	WalkScore	78 / Very Walkable
Dimensions	-	Annual Taxes	\$2,783.97	Bathrooms	2	Structure	STRATA-LOT RESIDENCE (CONDOMINIUM)

### MLS HISTORY

	Status (Date)	DOM	LP/SP	Firm
R2708842	Active 11/07/2022	38	\$1,049,000 / -	RE/MAX Crest Realty
V1092797	Sold 14/01/2015	72	\$649,000 / \$616,000	Sutton Centre Realty
V773061	Sold 18/09/2009	93	\$539,000 / \$515,000	Sunstar Realty Ltd.

### APPRECIATION

	Date	(\$)	% Change
List Price	11/07/2022	\$1,049,000	20.30 %
Sales History	06/04/2020	\$872,000	121.60 %
	20/07/2017	\$393,500	-36.12 %
	25/02/2015	\$616,000	

### ASSESSMENT

	2021	2022	% Change
Building	\$349,000	\$368,000	5.44 %
Land	\$529,000	\$559,000	5.67 %
Total	\$878,000	\$927,000	5.58 %

### SCHOOL CATCHMENT

	Elementary	Secondary
Catchment	Morley	Byrne Creek
District	SD 41	SD 41
Grades	K - 7	8 - 12

### DEVELOPMENT APPLICATIONS

No records found for this parcel

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I'm more than a real estate agent. I'm a REALTOR®.



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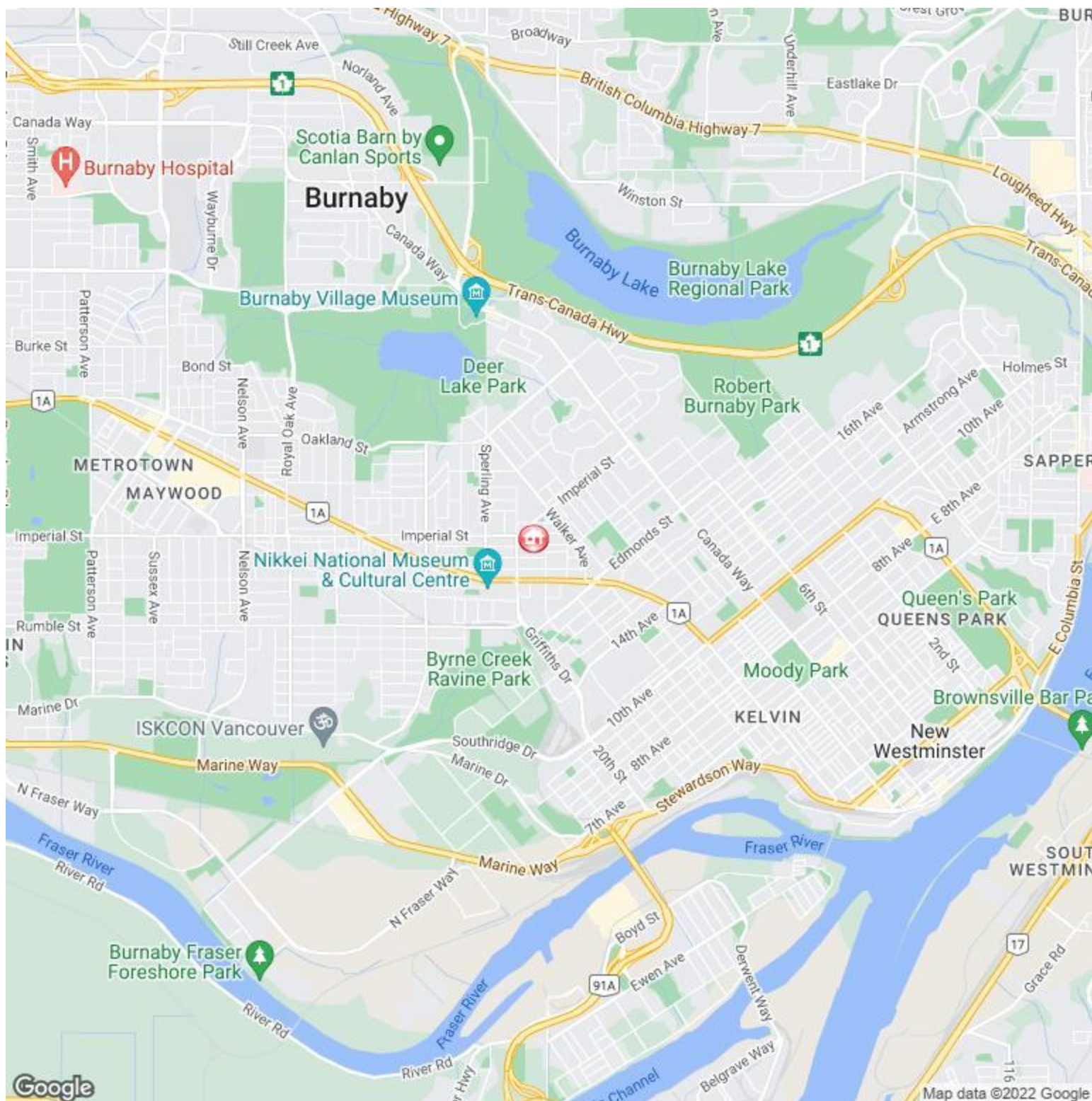
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Google

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