

Active

R2339031

Board: V, Detached
House/Single Family

2819 E 10TH AVENUE

Vancouver East
Renfrew VE
V5M 2B2

\$2,300,000 (LP)

(SP)



Days on Market: 10	List Date: 2/5/2019	Expiry Date: 12/31/2019
Previous Price: \$0	Original Price: \$2,300,000	Sold Date:
Meas. Type: Feet	Frontage (feet): 33.00	Approx. Year Built: 1957
Depth / Size:	Frontage (metres): 10.06	Age: 62
Lot Area (sq.ft.): 4,778.00	Bedrooms: 3	Zoning: RS-1
Flood Plain:	Bathrooms: 1	Gross Taxes: \$4,760.44
Council Apprv?:	Full Baths: 1	For Tax Year: 2018
Rear Yard Exp:	Half Baths: 0	Tax Inc. Utilities?: Yes
If new, GST/HST inc?:		P.I.D.: 011-073-853
View: :		Tour:
Complex / Subdiv:		
Services Connected: Community, Electricity, Natural Gas		

Style of Home: 2 Storey	Total Parking: Covered Parking: 1	Parking Access: Lane
Construction: Frame - Wood	Parking: Carport; Single	
Exterior: Brick, Stucco	Dist. to Public Transit: 1	Dist. to School Bus:
Foundation: Concrete Perimeter	Title to Land: Freehold NonStrata	
Rain Screen:	Seller's Interest: Registered Owner	
Renovations:	Property Disc.: Yes	
# of Fireplaces: 1	PAD Rental:	
Fireplace Fuel: Wood	Fixtures Leased: No	
Water Supply: City/Municipal	Fixtures Rmvd: No	
Fuel/Heating: Forced Air, Natural Gas	Registered:	
Outdoor Area: Balcny(s) Patio(s) Dck(s)	Floor Finish:	
Type of Roof: Asphalt		

Legal: LOT 33, BLOCK 2, PLAN VAP2059, PART S1/2, DISTRICT LOT THSL, SECTION 35, NEW WESTMINSTER LAND DISTRICT	Municipal Charges
Amenities: In Suite Laundry	Garbage:
Site Influences: Central Location, Recreation Nearby, Shopping Nearby	Water:
Features: ClthWsh/Dryr/Frdg/Stve/DW, Drapes/Window Coverings	Dyking:
	Sewer:
	Other:

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Living Room	10'5 x 15'0			x			x
Main	Dining Room	10'5 x 12'0			x			x
Main	Master Bedroom	10'5 x 11'5			x			x
Main	Bedroom	10'5 x 10'5			x			x
Main	Bedroom	10'5 x 10'5			x			x
Main	Kitchen	11'5 x 14'0			x			x
Bsmt	Recreation Ro...	10'5 x 27'0			x			x
Bsmt	Laundry	25'0 x 22'0			x			x
Main	Den	14'0 x 17'0			x			x
					x			

Finished Floor (Main): 1,129	# of Rooms: 9	Bath	Floor	# of Pieces	Ensuite?	Outbuildings
Finished Floor (Above): 0	# of Kitchens: 1	1	Main	4	No	Barn:
Finished Floor (Below): 0	# of Levels: 2	2				Workshop/Shed:
Finished Floor (Basement): 1,016	Suite:	3				Pool:
Finished Floor (Total): 2,145 sq. ft.	Crawl/Bsmt. Height:	4				Garage Sz:
Unfinished Floor: 0	Basement: None	5				Door Height:
Grand Total: 2,145 sq. ft.	Bedrooms in Basement: 0	6				
	Bedrooms not in Basement: 3	7				
		8				

List Broker 1: Oakwyn Realty Ltd. - Office: 604-620-6788	List Broker 2:	Appointments:	Touchbase
List Sales Rep 1: Melanie Chow PREC* - Phone: 604-839-3231	info@melaniechow.ca	Call:	Melanie
List Sales Rep 2:	3:	Phone:	604-839-3231
Sell Broker 1:			
Sell Sales Rep 1:	2:		
Owner: Eleanora Infanti			
Commission: 3.255% ON THE FIRST \$100,000.00 AND 1.1625% ON THE BALANCE			
			Occupancy: Owner

Realtor Remarks: **All measurements approximate, buyer to verify. Part of land assembly: 2881 (Exclusive listing), 2875, 2869 & 2863. Do not walk on the property and disturb owners/tenants. Rezoning of this area falls under approved Moderate Income Rental Housing Pilot Program with COV. Contact LR for more info.**

Development opportunity or buy to hold. Part of land assembly: 2881, 2875, 2869 and 2863 East 10th Avenue are listed together.