

#701 - 13688 100th Avenue, Surrey

\$349,900



Welcome to Park Place 1 - by Award Winning Developer's Concord Pacific. This Freshly painted BRIGHT SOUTH facing 1 bedroom has a fantastic floorplan with no wasted space, floor to ceiling windows, laminate flooring in the living area & a balcony overlooking the courtyard & city. Other features include a whirlpool appliance package in the kitchen, double entrance to bathroom & a newly installed booster fan for the dryer. Location can't be beat! Skytrain at King George Station, Starbucks, SFU Surrey, T&T Supermarket, Central City Mall and much more all just steps away! Park Place is home to some of the best amenities in the city with 24 hour concierge, bowling alley, theatre, meeting rooms, a well-equipped Gym, party room & a rooftop garden. Large parking stall on P1 included.

KEY INFORMATION

ADDRESS: #701 - 13688 100th Avenue, Surrey

PRICE: \$349,900

AREA: Whalley

TYPE: 1 Bedroom + Balcony

SQ FT: 532 SF + 45 SF Balcony

YEAR BUILT: 2011

TAX: \$1,447.66 (2019)

STRATA FEES: \$283.19

FEATURES

VIEWS: City & Mountains

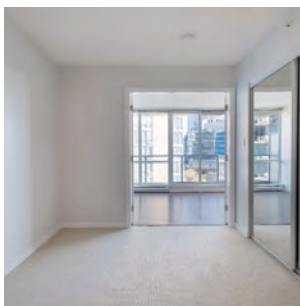
PARKING: 1 (P1-150)

PETS: 2 Pets (Max 14 inch to shoulder)

RENTAL: No Short Term

ELEMENTARY: École Simon Cunningham

HIGH SCHOOL: Queen Elizabeth Secondary



Derek Kai PERSONAL REAL ESTATE CORPORATION
604.868.1666
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Presented by: rennie & associates realty ltd.

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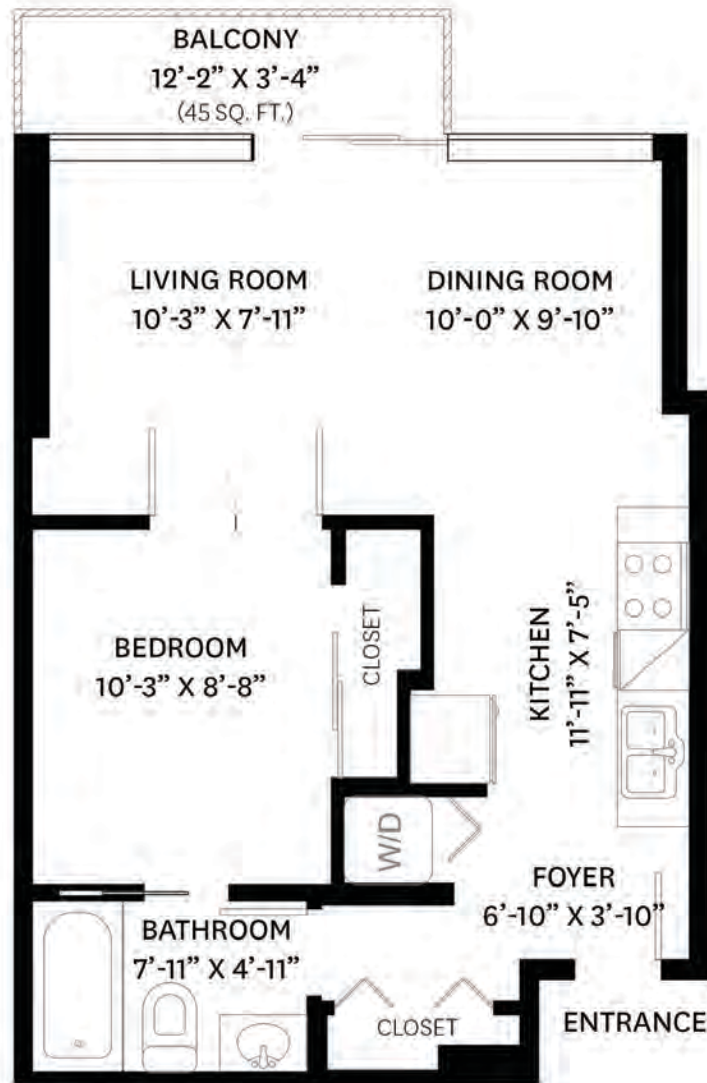


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701 - 13688 100TH AVENUE, SURREY, BC

MAIN FLOOR TOTAL: 532 SQ. FT.
BALCONY: 45 SQ. FT.



MAIN FLOOR PLAN
Ceiling Height: 8'-0"

floor plan designed by ishot.ca Enterprises Inc.
604.368.7979 ishot.ca



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Active
R2489104
 Board: F
 Apartment/Condo

701 13688 100 AVENUE

North Surrey
 Whalley
 V3T 0G5

Residential Attached
\$349,900 (LP)
 (SP) 



Sold Date: Frontage (feet): Original Price: **\$349,900**
 Meas. Type: Frontage (metres): Approx. Year Built: **2011**
 Depth / Size (ft.): Bedrooms: **1** Age: **9**
 Lot Area (sq.ft.): **0.00** Bathrooms: **1** Zoning: **CD**
 Flood Plain: Full Baths: **1** Gross Taxes: **\$1,447.66**
 Council Apprv?: Half Baths: **0** For Tax Year: **2019**
 Exposure: **South** Maint. Fee: **\$283.19** Tax Inc. Utilities?: **No**
 If new, GST/HST inc?: P.I.D.: **028-697-618**
 Mgmt. Co's Name: **RANCHO** Tour: **Virtual Tour URL**
 Mgmt. Co's Phone: **604-684-4508**
 View: **Yes: CITY & GARDENS**
 Complex / Subdiv: **PARK PLACE 1**
 Services Connected: **Electricity, Sanitary Sewer, Water**
 Sewer Type: **City/Municipal**

Style of Home: Inside Unit	Total Parking: 1	Covered Parking: 1	Parking Access:
Construction: Concrete	Parking: Garage; Underground		Locker: N
Exterior: Concrete, Mixed			Dist. to School Bus:
Foundation: Concrete Perimeter	Reno. Year:	Dist. to Public Transit:	Total Units in Strata: 698
Rain Screen:	R.I. Plumbing:	Units in Development:	
Renovations:		Title to Land: Freehold Strata	
Water Supply: City/Municipal	Metered Water:	Property Disc.: Yes	
Fireplace Fuel:	R.I. Fireplaces:	Fixtures Leased: :	
Fuel/Heating: Baseboard, Electric	# of Fireplaces: 0	Fixtures Rmvd: :	
Outdoor Area: Balcony(s)		Floor Finish: Laminate, Mixed	
Type of Roof: Other			

Maint Fee Inc: **Caretaker, Gardening, Hot Water, Management, Recreation Facility, Snow removal**
 Legal: **STRATA LOT 50, BLOCK 5N, PLAN EPS561, SECTION 35, RANGE 2W, 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 V**
 Amenities: **Club House, Exercise Centre, In Suite Laundry, Recreation Center, Sauna/Steam Room, Concierge**

Site Influences: **Central Location, Marina Nearby, Recreation Nearby, Shopping Nearby**
 Features: **CltHwsh/Dryr/Frdg/Stve/DW, Drapes/Window Coverings, Microwave, Sprinkler - Fire**

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Kitchen	11'11 x 7'5			x			x
Main	Living Room	10'3 x 7'11			x			x
Main	Dining Room	10'10 x 9'10			x			x
Main	Master Bedroom	10'3 x 8'8			x			x
Main	Patio	12'2 x 3'4			x			x
		x			x			x
		x			x			x
		x			x			x
		x			x			x
		x			x			x

Finished Floor (Main): 532	# of Rooms: 5	# of Kitchens: 1	# of Levels: 1	Bath: 1	Floor: Main	# of Pieces: 4	Ensuite?: Yes	Outbuildings
Finished Floor (Above): 0	Crawl/Bsmt. Height:			2				Barn:
Finished Floor (Below): 0	Restricted Age:			3				Workshop/Shed:
Finished Floor (Basement): 0	# of Pets: Cats: Dogs:			4				Pool:
Finished Floor (Total): 532 sq. ft.	# or % of Rentals Allowed:			5				Garage Sz:
Unfinished Floor: 0	Bylaws: Pets Allowed w/Rest., Rentals Allowed			6				Grg Dr Ht:
Grand Total: 532 sq. ft.	Basement: None			7				
				8				

Listing Broker(s): **Rennie & Associates Realty Ltd.**

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REA Full Public

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

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