

Richmond, Woodwards
8500 NO 2 RD, V7C 3M5

MLS # V789132

Residential Detached
Active



List Price: \$848,000	Days on Mkt: 46	Bedrooms: 7
List Date: 21-Sep-09	Expiry Date: 20-Jan-10	Bathrooms: 5
Original Price: \$878,000	Possession:	Full Baths: 4
Previous Price: \$878,000	Fixtures Leased: N	Half Baths: 1
Type: HOUSE	Crawl/Bsmt Ht:	# Kitchens: 2
Approx Yr Bilt: 2009	Zoning: SFD	Total Rooms: 19
Age at List Date: 0	Seller's Interest: Registered Owner	Finished Lvl: 2
Taxes: \$3,246 (2009)		Fireplaces: 2
Title to Land: Freehold NonStrata		Meas Type: Feet
Pkg Facilities: Garage; Double		Rear Yard Exp: E
Parking: Covered: 2/Total: 4/Access: Lane		Flood Plain:
Subdiv/Complex:		Pad Rental:
	Floor Area (SqFt):	
	Above Main: 1,079	
	Main Floor: 1,623	
	Below Main: 0	
	Basement: 0	
	Unfinished: 0	
	Grand Total: 2,702	
	Lot SqFt: 4,065	
	Frontage: 31.35	
	Depth/Size: 131	

Floor	Type	Dimensions
MN	Living Room	13' X 13'
MN	Kitchen	13'1 X 10'
MN	Eating Area	11'3 X 8'
MN	Family Room	15'10 X 11'3
MN	Dining	13'1 X 9'
MN	Den	9'2 X 9'
MN	Entrance Hall	7' X 6'8
MN	Kitchen	11' X 7'
MN	Recreation Room	10'8 X 11'
MN	Bedroom	11' X 9'2
MN	Bedroom	10' X 13'
MN	Solarium	10' X 13'11
ABV	Master Bedroom	16' X 12'10
ABV	Bedroom	11' X 9'5
ABV	Bedroom	11' X 9'5
ABV	Bedroom	11' X 9'2
ABV	Bedroom	11' X 9'2
ABV	WICLO	6'2 X 5'7

Style of Home: 2 Storey	Basement Style: None
Construction: Frame - Wood	Water Supply: City/Municipal
Foundation: Concrete Perimeter	Heat/Fuel: Hot Water, Radiant
Exterior: Mixed, Stone, Stucco	Fireplace Fuel: Gas - Natural
Type of Roof: Asphalt	Property Discl: Y
Legal: PL BCP24686 LT B BLK 4N LD 36 SEC 19 RNG 6W	PID: 026-731-533
Amenities:	
Features: Clothes Washer/Dryer/Fridge/Stove/DW, Disposal - Waste, Drapes/Window Coverings, Garage Door Oper	
Listing Broker 1: Macdonald Realty Westmar	604-279-9822
Listing Rep 1: Judy Wong	604-231-0228
Listing Reps 2/3:	
Listing Broker 2:	
Selling Broker(s):	
Selling Rep(s):	
Appointments: JUDY WONG	
Appt Phone: 604-551-0881	
Commission: 3.255% ON 1ST 100K/1.1625% ON BALANCE	
Owner: N CHIU	
	Bathrooms
	1 2 Piece; Ensuite: N; Level: MN
	2 4 Piece; Ensuite: N; Level: MN
	3 5 Piece; Ensuite: Y; Level: ABV
	4 4 Piece; Ensuite: N; Level: ABV
	5 4 Piece; Ensuite: N; Level: ABV
	6
	7
	8

Realtor Rmks: Contains unauthorized accommodation. Excellent layout quality home.

Deluxe family home only 4 months old by reputable, experienced builder in West Richmond. GST already paid & lots of upgrades. 7 bdrms + den + 5 bathrooms. Very functional, spacious & beautiful layout. Quality construction with granite countertops, maple wood cabinets, gourmet kitchen with centre island, top of the line appliances, crown mouldings, high featured ceilings, hot water, radiant heat, HRV, jacuzzi, video entry, central vacuum, security system, quality blinds, 2 bdrm suite totally independent with separate entrance, kitchen, laundry and alarm. Fenced front & back yard, solarium. Double garage and extra parking at the back. Quiet with extra thick glazed windows & all rooms at the back. Shows great. 2-5-10 Warranty.