

#95 9088 HALSTON COURT, BURNABY

\$1,099,000



Welcome to Terramor by Award Winning Developer Polygon. Highly sought after CORNER 4 bedroom, 3.5 bathrooms home that feels more like a house. Located within the complex far from noise your home offers 2,180 SF of living space, 9' ceilings on the main floor, plenty of natural light facing 3 directions (N,W,S), Chef's kitchen with gas stove, large island, powder room on the main floor, 2 decks & a fenced yard! Upstairs you'll find 3 bedrooms including a spacious master bedroom with walk in closet & a double vanity ensuite. Downstairs, you'll find an attached double garage, huge family room/4th bedroom with a full bath. Terramor is home to resort like amenities including an out door swimming pool, hot tub, mini golf, gym, media lounge, yoga room & more. Fantastic location -walking distance to transit/skytrain, shopping, restaurants, parks & easy access to the highway.

KEY INFORMATION

ADDRESS: #95 9088 HALSTON COURT, BURNABY

PRICE: \$1,099,000

AREA: Government Road

TYPE: 4 Bedroom + 4 Bathroom

SQ FT: 2,180 SF

YEAR BUILT: 2007

TAX: \$3,441.21 (2020)

STRATA FEES: \$382.44

FEATURES

VIEWS: Tree Lined Street & Playground

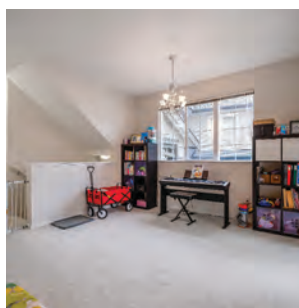
PARKING: Attached Double Garage

PETS: 2 Pets

RENTAL: Allowed

ELEMENTARY: Cameron Elementary

HIGH SCHOOL: Burnaby Mountain Secondary



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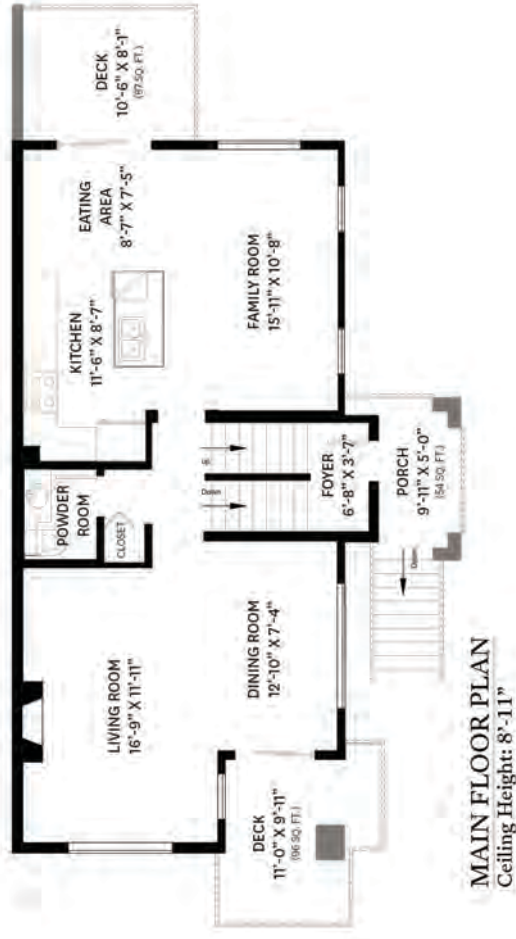
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95 - 9088 HALSTON COURT, BURNABY, BC



LOWER FLOOR TOTAL: 496 SQ. FT.
MAIN FLOOR TOTAL: 860 SQ. FT.
UPPER FLOOR TOTAL: 824 SQ. FT.
TOTAL: 2,180 SQ. FT.

GARAGE: 405 SQ. FT.
DECK: 183 SQ. FT.
PORCH: 54 SQ. FT.



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

rennie


Presented by:
Derek Kai PREC*
 Rennie & Associates Realty Ltd.
 Phone: 604-868-1666

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Active
R2516731
 Board: V
 Townhouse

95 9088 HALSTON COURT
 Burnaby North
 Government Road
 V3N 0A7

Residential Attached
\$1,099,000 (LP)
 (SP) 



Sold Date: Frontage (feet): Original Price: **\$1,099,000**
 Meas. Type: Frontage (metres): Approx. Year Built: **2007**
 Depth / Size (ft.): Bedrooms: **4** Age: **13**
 Lot Area (sq.ft.): **0.00** Bathrooms: **4** Zoning: **CD**
 Flood Plain: Full Baths: **3** Gross Taxes: **\$3,441.21**
 Council Apprv?: Half Baths: **1** For Tax Year: **2020**
 Exposure: Maint. Fee: **\$382.44** Tax Inc. Utilities?: **No**
 If new, GST/HST inc?: P.I.D.: **027-084-116**
 Mgmt. Co's Name: **RANCHO** Tour: **Virtual Tour URL**
 Mgmt. Co's Phone: **604-684-4508**
 View: **Yes: PLAYGROUND AND TREES**
 Complex / Subdiv: **TERRAMOR**
 Services Connected: **Electricity, Natural Gas, Sanitary Sewer, Water**
 Sewer Type: **City/Municipal**

Style of Home: **3 Storey, Corner Unit**
 Construction: **Frame - Wood**
 Exterior: **Vinyl**
 Foundation: **Concrete Perimeter**
 Rain Screen:
 Renovations:
 Water Supply: **City/Municipal**
 Fireplace Fuel: **Electric**
 Fuel/Heating: **Baseboard, Electric, Forced Air**
 Outdoor Area: **Fenced Yard, Patio(s)**
 Type of Roof: **Other**
 Reno. Year:
 R.I. Plumbing:
 Metered Water:
 R.I. Fireplaces:
 # of Fireplaces: **1**
 Total Parking: **2** Covered Parking: **2** Parking Access: **Front**
 Parking: **Garage; Double, Visitor Parking**
 Locker: **N**
 Dist. to Public Transit: **NEAR**
 Units in Development:
 Title to Land: **Freehold Strata**
 Property Disc.: **Yes**
 Fixtures Leased: **:**
 Fixtures Rmvd: **Yes: 2ND FRIDGE IN KITCHEN**
 Floor Finish: **Mixed**
 Dist. to School Bus: **NEAR**
 Total Units in Strata: **197**

Maint Fee Inc: **Garbage Pickup, Gardening, Management, Recreation Facility**
 Legal: **STRATA LOT 85, PLAN BCS1967, DISTRICT LOT 2, GROUP 1, NEW WESTMINSTER LAND DISTRICT, & DL 12 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,**
 Amenities: **Club House, Exercise Centre, In Suite Laundry, Pool; Outdoor, Recreation Center**

Site Influences: **Central Location, Private Setting, Recreation Nearby, Shopping Nearby**
 Features: **CltHwsh/Dryr/Frdg/Stve/DW, Disposal - Waste, Drapes/Window Coverings**

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Kitchen	11'6 x 8'7			x			x
Main	Eating Area	8'7 x 7'5			x			x
Main	Family Room	15'11 x 10'8			x			x
Main	Living Room	12' x 16'10			x			x
Main	Dining Room	7'3 x 12'9			x			x
Below	Bedroom	19'1 x 16'2			x			x
Above	Master Bedroom	17'7 x 13'10			x			x
Above	Walk-In Closet	8'2 x 7'6			x			x
Above	Bedroom	12'5 x 9'8			x			x
Above	Bedroom	12'3 x 9'2			x			x

Finished Floor (Main):	860	# of Rooms: 10	# of Kitchens: 1	# of Levels: 3	Bath	Floor	# of Pieces	Ensuite?	Outbuildings
Finished Floor (Above):	824	Crawl/Bsmt. Height:			1	Main	2	No	Barn:
Finished Floor (Below):	496	Restricted Age:			2	Below	3	No	Workshop/Shed:
Finished Floor (Basement):	0	# of Pets: 2	Cats: Yes	Dogs: Yes	3	Above	5	Yes	Pool:
Finished Floor (Total):	2,180 sq. ft.	# or % of Rentals Allowed:			4	Above	4	No	Garage Sz:
Unfinished Floor:	0	Bylaws: Pets Allowed w/Rest., Rentals Allowed			5				Grg Dr Ht:
Grand Total:	2,180 sq. ft.	Basement: None			6				
					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'.

11/13/2020 11:18 AM



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