

#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 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

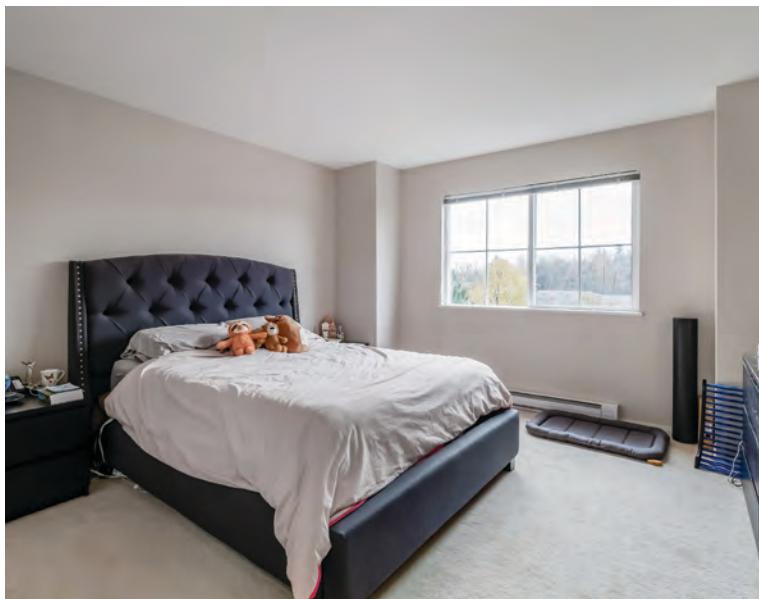
ELEMENTARY: Cameron Elementary

HIGH SCHOOL: Burnaby Mountain Secondary



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95 - 9088 HALSTON COURT, BURNABY, BC



LOWER FLOOR PLAN
Ceiling Height: 8'-0"



MAIN FLOOR PLAN
Ceiling Height: 8'-11"



UPPER FLOOR PLAN
Ceiling Height: 8'-0"

floor plan designed by ishot.ca Enterprises Inc.
604-365-7979 ishot.ca



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Presented by:

Derek Kai PREC*

Rennie & Associates Realty Ltd.

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rennie

Active
R2516731
Board: V
Townhouse

95 9088 HALSTON COURTBurnaby 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 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 KITCHENFloor Finish: **Mixed**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: **ClothWsh/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: Bylaws: Pets Allowed w/Rest., Rentals Allowed	4	Above	4	No		Garage Sz:
Unfinished Floor:	0		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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