



Presented by:  
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 Re/Max Central  
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Middlegate BS, Burnaby South  
**6761 PRENTER ST**

**MLS # V653287**

Residential Attached  
**Active**

List Price:	<b>\$411,000</b>		
Previous Price:	Subdiv/Complex:	<b>ROCKHILL</b>	
Original Price:	View:	<b>Yes; VIEW</b>	
Frontage:	Postal Code:	<b>V5E 4K5</b>	
Depth/Size:	Type:	<b>Townhouse</b>	
Lot SqFt:	Approx Yr Blt:	<b>1999</b>	
Exposure:	Age at List Date:	<b>8</b>	
Stories in Bldg:	Zoning:	<b>CDRM3</b>	
Flood Plain:	Taxes:	<b>\$2,043 / 2006</b>	
Meas. Type:	Gst Incl:		
Fixtures Lsd:	Apprvl Reqd:		
Fixt Removed:	Occupancy:	<b>Owner</b>	
	Tax Incl Utils:		

Style of Home:	<b>End Unit</b>	Total Parking:	<b>2</b>	Covered Parking:	<b>2</b>
Construction:	<b>Frame - Wood</b>	Parking Stall #:	<b>64, 127</b>	Parking Stall Owned:	
Foundation:	<b>Concrete Perimeter</b>	Parking Access:	<b>Front</b>		
Exterior:	<b>Mixed</b>	Parking Facilities:	<b>Garage; Underground</b>		
Rain Screen:		Dist to Public Trans:		Dist to School/Bus:	
Type of Roof:	<b>Asphalt</b>	Units in Development:		Total Units in Strata:	
Renovations:		Locker:		Locker #:	
Flooring:	<b>Laminate / Mixed / Wall/Wall/Mixed</b>	Possession:			
Water Supply:	<b>City/Municipal</b>	Title to Land:	<b>Freehold Strata</b>		
Heat/Fuel:	<b>Electric</b>	Seller's Interest:	<b>Registered Owner</b>		
No. of Fireplaces:	<b>1</b>	Mortgage Info:	<b>0 -</b>		
Fireplace Fuel:	<b>Gas - Natural</b>	Property Disclosure:	<b>/ Yes</b>		
Outdoor Area:	<b>Patio(s) / Rooftop Deck</b>	Bylaw Restrictions:	<b>Pets Allowed w/Rest., Rentals Allowed w/Restrictions</b>		
Mngmt Co/Phone:	<b>RE/MAX PROPERTY MGMT / 604-821-2999</b>				
Mo. Maint Charge:	<b>\$160.00</b>				

Maint Charge Incl:	<b>Caretaker, Gardening, Management</b>				
Legal:	<b>PL LMS3835 LT 26 DL 96 LD 37</b>	PID:	<b>024-452-050</b>		
Amenities:	<b>In Suite Laundry, Rooftop Deck</b>				
Features Incl:	<b>Security - RI, Other - See Remarks</b>				
Site Influences:	<b>Central Location, Private Setting, Shopping Nearby, Treed</b>				

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main F.	Living Room	13'4 X 9'						
Main F.	Dining	10' X 8'						
Main F.	Kitchen	13'4 X 11'						
Main F.	Eating Area	0' X 0'						
Above	Master Bedroom	11'1 X 11'						
Above	Bedroom	14' X 9'3						
Below	Bedroom	10'9 X 9'5						

<b>Floor Area (SqFt):</b>	Total # Rooms:	<b>7</b>	<b>Bathrooms:</b>
Finished Floor Area Main:	Finished Levels:	<b>3</b>	1 <b>4 Piece; Ensuite: N; Level: Above</b>
Finished Floor Area Up:	Basement Area:	<b>Fully Finished</b>	2 <b>3 Piece; Ensuite: N; Level: Below</b>
Finished Floor Area Down:	Bsmt Height:		3
Finished Floor Area Bsmt:	Restricted Age:		4
Total Finished Floor Area:	# Pets; Cats; Dogs:	<b>2</b>	5
Unfinished Floor Area:	# or % Rentals:		6
Grand Total Floor Area:			7
			8

Listing Broker(s): **(1) RE/MAX Central**

**JUST LIKE A DISPLAY SUITE! GORGEOUS, BRIGHT END UNIT! Pride of ownership evident thru-out! 1183sf of LUXURY LIVING! 2 bdms up w/full bath, open living room & dining room, kitchen w/ eating area & private patio off kitchen, bay windows, newer laminated floor in living & dining rooms, new designer paint, new carpet, R/I security system, gas fireplace, front yard, back patio & bonus: SOUTH facing roof top deck! Spectacular VIEW! Great for entertaining! Lower floor offers a bdrm + full bath. Front street access & direct access to 2 parking stalls. WARRANTY! Pet & rental friendly. Must be seen to believe! Open house Sun, June 17th, 2-4pm.**