



Presented by:
Sophia Gee
 Re/Max Central
 Email: sophiagee@shaw.ca
 Cell: 604-760-1900

Middlegate BS, Burnaby South **MLS # V599234** Residential Attached
7432 HAWTHORNE TE **Active**

No Photo Available

List Price:	\$369,000		
Previous Price:	Subdiv/Complex:	ROCKHILL	
Original Price:	View:		
Frontage:	Postal Code:	V5E 4K6	
Depth/Size:	Type:	Townhouse	
Lot SqFt:	Approx Yr Bilt:	2000	
Exposure:	Age at List Date:	6	
Stories in Bldg:	Bedrooms:	3	
Flood Plain:	Bathrooms:	2	
Meas. Type:	Full Baths:	2	
Fixtures Lsd:	Half Baths:	0	
Fixt Removed:	Zoning:	CDRM3	
	Taxes:	\$1,927 / 2004	
	Gst Incl:		
	Apprvl Reqd:		
	Occupancy:	Owner	

Style of Home:	Inside Unit	Total Parking:	1	Covered Parking:	1
Construction:	Frame - Wood	Parking Stall #:		Parking Stall Owned:	
Foundation:	Concrete Perimeter	Parking Access:			
Exterior:	Mixed / Wood	Parking Facilities:	Garage; Underground		
Rain Screen:		Dist to Public Trans:	3 BLOCKS	Dist to School/Bus:	
Type of Roof:	Asphalt	Units in Development:		Total Units in Strata:	
Renovations:	Reno Year:	Locker:	No	Locker #:	
Flooring:		Possession:			
Water Supply:	City/Municipal	Title to Land:	Freehold Strata		
Heat/Fuel:	Electric / Natural Gas	Seller's Interest:	Registered Owner		
No. of Fireplaces:	1	Mortgage Info:	0 -		
Fireplace Fuel:	Gas - Natural	Property Disclosure:	/ Yes		
Outdoor Area:	Balcony(s) / Patio(s)	Bylaw Restrictions:	Pets Allowed		
Mngmt Co/Phone:	REMAX PPTY MGMT / 604-821-8999				
Mo. Maint Charge:	\$135.00				

Maint Charge Incl: **Gardening, Garbage Pickup, Management**

Legal: **PL LMS3835 LT 54 DL 96 LD 37 PORTION PH II.** PID: **024-635-430**

Amenities: **In Suite Laundry**

Features Incl:

Site Influences: **Central Location, Gated Complex, Private Setting, Shopping Nearby**

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main F.	Living Room	16'3 X 12'						
Main F.	Dining	10' X 6'						
Main F.	Kitchen	13'4 X 11'9						
Above	Master Bedroom	13'4 X 9'9						
Above	Bedroom	13'4 X 8'3						
Above	Bedroom	13'4 X 8'						

Floor Area (SqFt):	Total # Rooms:	6	Bathrooms:
Finished Floor Area Main:	Finished Levels:	3	1 3 Piece; Ensuite: N; Level: Main F.
Finished Floor Area Up:	Basement Area:	None	2 4 Piece; Ensuite: Y; Level: Above
Finished Floor Area Down:	Bsmt Height:		3 0 Piece; Ensuite: N
Finished Floor Area Bsmt:	Restricted Age:		4
Total Finished Floor Area:	# Pets: Cats: Dogs:		5
Unfinished Floor Area:	# or % Rentals:		6
Grand Total Floor Area:			7
			8

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

Built by award-winning Adera! BRIGHT! Efficiently designed with 3 bedrooms, 2 full baths, vaulted ceiling, balcony, sunny west facing patio. Secure gated complex. Pet friendly, problem free- rainscreened! Warranty! GORGEOUS!