



Presented by:
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Active
R2677224
 Board: V
 Apartment/Condo

221 721 ANSKAR COURT

Coquitlam
 Coquitlam West
 V3J 0L4

Residential Attached

\$979,800 (LP)

(SP)



Sold Date:	If new, GST/HST inc?:	Original Price: \$979,800
Meas. Type: Feet	Bedrooms: 3	Approx. Year Built: 2021
Frontage(feet):	Bathrooms: 2	Age: 1
Frontage(metres):	Full Baths: 2	Zoning: RM-3
Depth / Size (ft.):	Half Baths: 0	Gross Taxes: \$0.00
Sq. Footage: 0.00	P.I.D.: 800-153-429	For Tax Year: 2021
Flood Plain:	View: :	Tax Inc. Utilities?: No
Complex / Subdiv: The Oaks	Services Connctd: Electricity, Natural Gas, Sanitary Sewer, Storm Sewer, Water	Tour:
Sewer Type: City/Municipal	Water Supply: City/Municipal	

Style of Home: **1 Storey, Corner Unit**
 Construction: **Frame - Wood**
 Exterior: **Brick, Fibre Cement Board, Mixed**
 Foundation: **Concrete Perimeter**

Renovations:
 # of Fireplaces: **0** R.I. Fireplaces:
 Fireplace Fuel:
 Fuel/Heating: **Baseboard, Electric**
 Outdoor Area: **Balcony(s)**
 Type of Roof: **Other**

Total Parking: **2** Covered Parking: **2** Parking Access: **Front**
 Parking: **Garage; Underground**
 Dist. to Public Transit: **Close** Dist. to School Bus: **Close**
 Title to Land: **Freehold Strata**
 Property Disc.: **Yes**
 Fixtures Leased: **:**
 Fixtures Rmvd: **:**
 Floor Finish:

Legal: **STRATA LOT 41, PLAN EPS5626, DISTRICT LOT 106, GROUP 1, NEW WESTMINSTER LAND DISTRICT, PHASE 1, TOGETHER WITH AN INTEREST IN THE COMMON PROPERTY IN PROPORTION TO THE UNIT ENTITLEMENT OF THE STRATA LOT AS SHOWN ON FORM V, 031-579-817**

Amenities: **Club House, Exercise Centre, Garden, In Suite Laundry, Recreation Center, Storage**

Site Influences: **Central Location, Cul-de-Sac, Recreation Nearby, Shopping Nearby**

Features: **Air Conditioning, ClthWsh/Dryr/Frdg/Stve/DW, Garage Door Opener, Smoke Alarm, Sprinkler - Fire, Vacuum - Built In**

Finished Floor (Main): 1,038	Units in Development: 134	Tot Units in Strata: 134	Locker: Yes
Finished Floor (Above): 0	Exposure: Southeast	Stores in Building:	
Finished Floor (AbvMain2): 0	Mgmt. Co's Name: First Service Residential	Mgmt. Co's #: 604-683-8900	
Finished Floor (Below): 0	Maint Fee: \$483.40	Council/Park Apprv?:	
Finished Floor (Basement): 0	Maint Fee Includes: Caretaker, Garbage Pickup, Gardening, Gas, Hot Water, Management, Recreation Facility, Snow removal		
Finished Floor (Total): 1,038 sq. ft.	Bylaws Restrictions: Pets Allowed w/Rest., Rentals Allowed		
Unfinished Floor: 0	Restricted Age:	# of Pets: 2	Cats: Yes Dogs: Yes
Grand Total: 1,038 sq. ft.	# or % of Rentals Allowed: 100%		
Suite: None	Short Term(<1yr)Rnt/Lse Alwd?: No		
Basement: None	Short Term Lse-Details: Minimum 30 days		
Crawl/Bsmt. Ht:			
# of Kitchens: 1			
# of Levels: 1			
# of Rooms: 9			

Floor	Type	Dimensions	Floor	Type	Dimensions	Bath	Floor	# of Pieces	Ensuite?
Main	Living Room	10'6 x 8'1	Main	Patio	17'7 x 8'5	1	Main	4	No
Main	Dining Room	10'6 x 8'			x	2	Main	3	Yes
Main	Kitchen	16'6 x 10'4			x	3			
Main	Master Bedroom	11'3 x 10'9			x	4			
Main	Walk-In Closet	5'7 x 4'3			x	5			
Main	Bedroom	9'1 x 8'6			x	6			
Main	Bedroom	8'6 x 7'10			x	7			
Main	Den	6'7 x 4'2			x	8			

Listing Broker(s): **Sutton Group-West Coast Realty**

The Oaks! 3 bedroom + den CORNER SUITE! Quiet side of bldg. Lots of natural light! Entertainment size 17'7 x 8'5 COVERED DECK. A/C Large kitchen w/huge quartz island, S/S KitchenAid appl, deep double Sterling sinks, 5 burner gas stove. 2 parking w/1 EV connection! 2021 build with NO GST. Laminate, wide plank floor upgrade throughout. 9 ft ceilings. Oversized shower, Kohler sinks, LED recessed ceiling lights. Amazing amenities: fitness studio w/latest training equipment, spin studio w/on demand digital training. Games room for pool, foosball, lounging, Theatre. Parklike courtyards w/walking path, gardens, play & BBQ areas! Residents' 2700 SF lounge incl lounge, children's playroom, reservable dining space w/kitchen & lounge. Workspace to meet or concentrate alone! This complex has it all!