



Presented by:

Kelly Golby

TRG-The Residential Group Rlty

Phone: 604-218-5504

kelly@golby.com

**Active**
R2240266Board: V
1/2 Duplex**3822 FRASER STREET**

Vancouver East

Fraser VE

V5V 4E2

Residential Attached

\$2,250,000 (LP)

(SP)



Sold Date:

Meas. Type: **Feet**

Depth / Size (ft.):

Lot Area (sq.ft.): **3,211.00**

Flood Plain:

Council Apprv?:

Exposure:

If new, GST/HST inc?:

Mgmt. Co's Name:

Mgmt. Co's Phone:

View: **No :**

Complex / Subdiv:

Services Connected: **Electricity, Natural Gas, Water**

Frontage (feet):

Frontage (metres):

Bedrooms: **4**Bathrooms: **3**Full Baths: **3**Half Baths: **0**Maint. Fee: **\$0.00**Original Price: **\$2,250,000**Approx. Year Built: **1994**Age: **24**Zoning: **RT-2**Gross Taxes: **\$4,198.00**For Tax Year: **2016**Tax Inc. Utilities?: **No**P.I.D.: **018-953-433**

Tour:

Style of Home: **2 Storey**
 Construction: **Frame - Wood**
 Exterior: **Stucco**
 Foundation: **Concrete Perimeter**
 Rain Screen:
 Renovations:
 Water Supply: **City/Municipal**
 Fireplace Fuel:
 Fuel/Heating: **Other**
 Outdoor Area: **Patio(s) & Deck(s)**
 Type of Roof: **Tile - Concrete**

Reno. Year:
 R.I. Plumbing:
 R.I. Fireplaces:
 # of Fireplaces: **0**

Total Parking: **1** Covered Parking: **1**
 Parking: **Garage; Single**

Parking Access:

Locker:

Dist. to School Bus: **5**

Total Units in Strata:

Dist. to Public Transit: **0**

Units in Development:

Title to Land: **Freehold Strata**Property Disc.: **No**Fixtures Leased: **:**Fixtures Rmvd: **:**Floor Finish: **Mixed**

Maint Fee Inc:

Legal: **PL LMS1595 LT 1 DL 301 LD 36**Amenities: **None**Site Influences: **Central Location, Lane Access, Recreation Nearby, Shopping Nearby**Features: **ClthWsh/Dryr/Frdg/Stve/DW**

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Living Room	16'6" x 14'			x			x
Main	Dining Room	12' x 10'7"			x			x
Main	Kitchen	8'9" x 9'7"			x			x
Main	Nook	8'9" x 8'7"			x			x
Main	Bedroom	11'2" x 9'6"			x			x
Main	Bedroom	11'2" x 9'6"			x			x
Main	Master Bedroom	14'8" x 11'2"			x			x
Below	Living Room	12' x 8'			x			x
Below	Kitchen	12' x 8'			x			x
Below	Bedroom	11'2" x 9'			x			x

Finished Floor (Main): **1,209**
 Finished Floor (Above): **0**
 Finished Floor (Below): **0**
 Finished Floor (Basement): **722**
 Finished Floor (Total): **1,931 sq. ft.**

Unfinished Floor: **0**
 Grand Total: **1,931 sq. ft.**

of Rooms: **10** # of Kitchens: **2** # of Levels: **2**
 Crawl/Bsmt. Height:
 Restricted Age:
 # of Pets: Cats: Dogs:
 # or % of Rentals Allowed:
 Bylaws: **No Restrictions**

Basement: **None**

Bath	Floor	# of Pieces	Ensuite?
1	Main	4	No
2	Main	4	No
3	Below	4	No
4			
5			
6			
7			
8			

Outbuildings
 Barn:
 Workshop/Shed:
 Pool:
 Garage Sz:
 Door Height:

Listing Broker(s): **TRG-The Residential Group Rlty****TRG-The Residential Group Rlty**



Presented by:

Kelly Golby

TRG-The Residential Group Rlty

Phone: 604-218-5504

kelly@golby.com

**Active**
R2240283Board: V
1/2 Duplex**3820 FRASER STREET**

Vancouver East

Fraser VE

V5V 4E2

Residential Attached

\$2,250,000 (LP)

(SP)



Sold Date:

Meas. Type: **Feet**

Depth / Size (ft.):

Lot Area (sq.ft.): **3,211.00**

Flood Plain:

Council Apprv?:

Exposure:

If new, GST/HST inc?:

Mgmt. Co's Name:

Mgmt. Co's Phone:

View: **No :**

Complex / Subdiv:

Services Connected: **Electricity, Natural Gas, Water**Frontage (feet): **0.00**

Frontage (metres):

Bedrooms: **4**Bathrooms: **3**Full Baths: **3**Half Baths: **0**Maint. Fee: **\$0.00**Original Price: **\$2,250,000**Approx. Year Built: **1994**Age: **24**Zoning: **RT-2**Gross Taxes: **\$4,212.00**For Tax Year: **2017**Tax Inc. Utilities?: **No**P.I.D.: **018-953-441**

Tour:

Style of Home: **2 Storey**
 Construction: **Frame - Wood**
 Exterior: **Stucco**
 Foundation: **Concrete Perimeter**
 Rain Screen:
 Renovations:
 Water Supply: **City/Municipal**
 Fireplace Fuel:
 Fuel/Heating: **Other**
 Outdoor Area: **Patio(s) & Deck(s)**
 Type of Roof: **Tile - Concrete**

Reno. Year:
 R.I. Plumbing:
 R.I. Fireplaces:
 # of Fireplaces: **0**

Total Parking: **1** Covered Parking: **1** Parking Access:
 Parking: **Garage; Single**
 Locker:
 Dist. to Public Transit: **0 BLK** Dist. to School Bus: **5 BLKS**
 Units in Development:
 Title to Land: **Freehold Strata** Total Units in Strata:
 Property Disc.: **No**
 Fixtures Leased: **No :**
 Fixtures Rmvd: **No :**
 Floor Finish: **Mixed**

Maint Fee Inc: **Other**
 Legal: **PL LMS1595 LT 2 DL 301 LD 36**

Amenities: **None**

Site Influences: **Central Location, Lane Access, Recreation Nearby, Shopping Nearby**
 Features: **ClthWsh/Dryr/Frdg/Stve/DW**

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Living Room	16'6 x 14'0			x			x
Main	Dining Room	12'0 x 10'7			x			x
Main	Kitchen	8'9 x 9'7			x			x
Main	Nook	8'9 x 8'7			x			x
Main	Bedroom	11'2 x 9'6			x			x
Main	Bedroom	11'2 x 9'6			x			x
Main	Master Bedroom	14'8 x 11'2			x			x
Below	Living Room	12'0 x 8'0			x			x
Below	Kitchen	12'0 x 8'0			x			
Below	Bedroom	11'2 x 9'0			x			

Finished Floor (Main):	1,209	# of Rooms: 10	# of Kitchens: 2	# of Levels: 2	Bath	Floor	# of Pieces	Ensuite?	Outbuildings
Finished Floor (Above):	0	Crawl/Bsmt. Height:			1	Main	4	No	Barn:
Finished Floor (Below):	0	Restricted Age:			2	Main	4	No	Workshop/Shed:
Finished Floor (Basement):	722	# of Pets:	Cats:	Dogs:	3	Below	4	No	Pool:
Finished Floor (Total):	1,931 sq. ft.	# or % of Rentals Allowed:			4				Garage Sz:
Unfinished Floor:	0	Bylaws: No Restrictions			5				Door Height:
Grand Total:	1,931 sq. ft.	Basement: Full			6				
					7				
					8				

Listing Broker(s): **TRG-The Residential Group Rlty****TRG-The Residential Group Rlty**



Presented by:
Kelly Golby
 TRG-The Residential Group Rlty
 Phone: 604-218-5504
 kelly@kellygolby.com



Active
R2214080
 Board: V
 House/Single Family

6891 FRASER STREET
 Vancouver East
 South Vancouver
 V5X 3T9

Residential Detached
\$2,500,000 (LP)
 (SP)



Sold Date: Frontage (feet): **33.00** Original Price: **\$2,500,000**
 Meas. Type: **Feet** Bedrooms: **4** Approx. Year Built: **1946**
 Depth / Size: **113** Bathrooms: **2** Age: **71**
 Lot Area (sq.ft.): **3,729.00** Full Baths: **2** Zoning: **RT-2**
 Flood Plain: Half Baths: **0** Gross Taxes: **\$3,997.88**
 Rear Yard Exp: **West** For Tax Year: **2017**
 Council Apprv?: Tax Inc. Utilities?:
 If new, GST/HST inc?: P.I.D.: **011-088-419**
 Tour:
 View: **No :**
 Complex / Subdiv: **SOUTH VANCOUVER**
 Services Connected: **Electricity**

Style of Home: **Rancher/Bungalow w/Bsmt.**
 Construction: **Frame - Wood**
 Exterior: **Mixed**
 Foundation: **Concrete Perimeter**
 Rain Screen:
 Renovations:
 # of Fireplaces: **0**
 Fireplace Fuel:
 Water Supply: **City/Municipal**
 Fuel/Heating: **Forced Air**
 Outdoor Area: **Sundeck(s)**
 Type of Roof: **Asphalt**

Total Parking: **3** Covered Parking: Parking Access: **Side**
 Parking: **Open**
 Dist. to Public Transit:
 Title to Land: **Freehold NonStrata** Dist. to School Bus:
 Property Disc.: **Yes**
 PAD Rental:
 Fixtures Leased: **No :**
 Fixtures Rmvd: **:**
 Floor Finish: **Mixed**

Legal: **PL VAP5739 LT H BLK 3 DL 653 LD 36**

Amenities:

Site Influences: **Central Location, Lane Access, Recreation Nearby, Shopping Nearby**
 Features: **Clothes Washer/Dryer, Refrigerator, Stove**

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Bedroom	11'6 x 12'6			x			x
Main	Bedroom	11'3 x 8'			x			x
Main	Living Room	18'6 x 12'6			x			x
Main	Kitchen	9'3 x 9'3			x			x
Main	Eating Area	9'4 x 6'4			x			x
Bsmt	Bedroom	10' x 8'			x			x
Bsmt	Bedroom	10' x 11'			x			x
Bsmt	Living Room	11' x 11'			x			x
Bsmt	Kitchen	8' x 9'			x			x
		x			x			

Finished Floor (Main): 911	# of Rooms: 9	Bath	Floor	# of Pieces	Ensuite?	Outbuildings
Finished Floor (Above): 0	# of Kitchens: 2	1	Main	4	No	Barn:
Finished Floor (Below): 911	# of Levels: 2	2	Bsmt	3	No	Workshop/Shed:
Finished Floor (Basement): 0	Suite: Unauthorized Suite	3				Pool:
Finished Floor (Total): 1,822 sq. ft.	Crawl/Bsmt. Height:	4				Garage Sz:
	Beds in Basement: 2 Beds not in Basement: 2	5				Door Height:
Unfinished Floor: 0	Basement: Full	6				
Grand Total: 1,822 sq. ft.		7				
		8				

Listing Broker(s): **TRG-The Residential Group Rlty**

TRG-The Residential Group Rlty

Land Assembly, sold as is, where is. Please call for more information.



Presented by:
Kelly Golby
 TRG-The Residential Group Rlty
 Phone: 604-218-5504
 kelly@kellygolby.com



Active
R2214094
 Board: V
 House/Single Family

6867 FRASER STREET
 Vancouver East
 South Vancouver
 V5X 3T9

Residential Detached
\$2,500,000 (LP)
 (SP)



Sold Date: Frontage (feet): **33.00** Original Price: **\$2,500,000**
 Meas. Type: **Feet** Bedrooms: **5** Approx. Year Built: **1947**
 Depth / Size: **113** Bathrooms: **1** Age: **70**
 Lot Area (sq.ft.): **3,729.00** Full Baths: **1** Zoning: **RT-2**
 Flood Plain: Half Baths: **0** Gross Taxes: **\$3,954.88**
 Rear Yard Exp: **West** For Tax Year: **2017**
 Council Apprv?: Tax Inc. Utilities?:
 If new, GST/HST inc?: P.I.D.: **004-596-439**
 Tour:
 View: :
 Complex / Subdiv: **SOUTH VANCOUVER**
 Services Connected: **Electricity**

Style of Home: **2 Storey, Rancher/Bungalow**
 Construction: **Frame - Wood**
 Exterior: **Mixed**
 Foundation: **Concrete Perimeter**
 Rain Screen:
 Renovations:
 # of Fireplaces: **0**
 Fireplace Fuel:
 Water Supply: **City/Municipal**
 Fuel/Heating: **Other**
 Outdoor Area: **None**
 Type of Roof: **Asphalt**

Reno. Year:
 R.I. Plumbing:
 R.I. Fireplaces:

Total Parking: Covered Parking: **1** Parking Access:
 Parking: **Garage; Single**
 Dist. to Public Transit:
 Title to Land: **Freehold NonStrata** Dist. to School Bus:
 Property Disc.: **Yes**
 PAD Rental:
 Fixtures Leased: **No** :
 Fixtures Rmvd: :
 Floor Finish: **Mixed**

Legal: **PL VAP5739 LT F BLK 3 DL 653 LD 36**

Amenities:

Site Influences: **Central Location, Recreation Nearby, Shopping Nearby**
 Features: **Clothes Washer, Refrigerator, Stove**

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Bedroom	9' x 8'			x			x
Main	Bedroom	9' x 9'			x			x
Main	Bedroom	10' x 8'			x			x
Main	Kitchen	8' x 9'			x			x
Main	Dining Room	8' x 7'			x			x
Main	Living Room	13' x 11'			x			x
Bsmt	Bedroom	8' x 9'			x			x
Bsmt	Bedroom	9' x 8'			x			x
Bsmt	Kitchen	9' x 8'			x			
Bsmt	Living Room	10' x 11'			x			

Finished Floor (Main):	984	# of Rooms: 10	Bath	Floor	# of Pieces	Ensuite?	Outbuildings
Finished Floor (Above):	0	# of Kitchens: 2	1	Main	4	No	Barn:
Finished Floor (Below):	0	# of Levels: 2	2				Workshop/Shed:
Finished Floor (Basement):	886	Suite:	3				Pool:
Finished Floor (Total):	1,870 sq. ft.	Crawl/Bsmt. Height:	4				Garage Sz:
Unfinished Floor:	0	Beds in Basement: 2	5				Door Height:
Grand Total:	1,870 sq. ft.	Basement: None	6				
		Beds not in Basement: 3	7				
			8				

Listing Broker(s): **TRG-The Residential Group Rlty**

TRG-The Residential Group Rlty

Land Assembly, sold as is, where is. Please inquire for more information.



Presented by:
Kelly Golby
 TRG-The Residential Group Rlty
 Phone: 604-218-5504
 kelly@kellygolby.com



Active
R2214818
 Board: V
 House/Single Family

6879 FRASER STREET
 Vancouver East
 South Vancouver
 V5X 3T9

Residential Detached
\$2,500,000 (LP)
 (SP)



Sold Date: Frontage (feet): **33.00** Original Price: **\$2,500,000**
 Meas. Type: **Feet** Bedrooms: **5** Approx. Year Built: **1947**
 Depth / Size: **113** Bathrooms: **1** Age: **70**
 Lot Area (sq.ft.): **3,729.00** Full Baths: **1** Zoning: **RT-2**
 Flood Plain: Half Baths: **0** Gross Taxes: **\$3,955.40**
 Rear Yard Exp: **West** For Tax Year: **2017**
 Council Apprv?: Tax Inc. Utilities?: **No**
 If new, GST/HST inc?: P.I.D.: **011-139-862**
 Tour:
 View: :
 Complex / Subdiv: **SOUTH VANCOUVER**
 Services Connected: **Electricity**

Style of Home: **Rancher/Bungalow w/Bsmt.**
 Construction: **Frame - Wood**
 Exterior: **Other**
 Foundation: **Concrete Perimeter**
 Rain Screen:
 Renovations:
 # of Fireplaces: **0**
 Fireplace Fuel: **None**
 Water Supply: **City/Municipal**
 Fuel/Heating: **Other**
 Outdoor Area: **None**
 Type of Roof: **Asphalt**

Reno. Year:
 R.I. Plumbing:
 R.I. Fireplaces:

Total Parking: Covered Parking: **1** Parking Access:
 Parking: **Carport & Garage**
 Dist. to Public Transit:
 Title to Land: **Freehold NonStrata** Dist. to School Bus:
 Property Disc.: **Yes**
 PAD Rental:
 Fixtures Leased: **No** :
 Fixtures Rmvd: :
 Floor Finish:

Legal: **PL VAP5739 LT G BLK 3 DL 653 LD 36**

Amenities:

Site Influences: **Central Location, Recreation Nearby, Shopping Nearby**

Features:

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Bedroom	11' x 8'			x			x
Main	Bedroom	11' x 10'			x			x
Main	Bedroom	10' x 9'			x			x
Main	Kitchen	9'2 x 9'			x			x
Main	Eating Area	8' x 7'			x			x
Main	Living Room	14' x 12'			x			x
Bsmt	Bedroom	10' x 8'			x			x
Bsmt	Bedroom	9' x 10'			x			x
Bsmt	Kitchen	10' x 8'			x			
Bsmt	Living Room	9' x 10'			x			

Finished Floor (Main):	1,034	# of Rooms: 10	Bath	Floor	# of Pieces	Ensuite?	Outbuildings
Finished Floor (Above):	0	# of Kitchens: 2	1	Bsmt	3	No	Barn:
Finished Floor (Below):	0	# of Levels: 1	2				Workshop/Shed:
Finished Floor (Basement):	800	Suite:	3				Pool:
Finished Floor (Total):	1,834 sq. ft.	Crawl/Bsmt. Height:	4				Garage Sz:
		Beds in Basement: 2	5				Door Height:
Unfinished Floor:	0	Basement: None	6				
Grand Total:	1,834 sq. ft.	Beds not in Basement: 3	7				
			8				

Listing Broker(s): **TRG-The Residential Group Rlty**

TRG-The Residential Group Rlty

Land assembly. Please contact for more information.



Presented by:
Kelly Golby
 TRG-The Residential Group Rlty
 Phone: 604-218-5504
 kelly@kellygolby.com



Active
R2225238
 Board: V
 House/Single Family

6855 FRASER STREET
 Vancouver East
 South Vancouver
 V5X 3T9

Residential Detached
\$2,500,000 (LP)
 (SP)



Sold Date: Frontage (feet): **33.00** Original Price: **\$2,500,000**
 Meas. Type: **Feet** Bedrooms: **5** Approx. Year Built: **1947**
 Depth / Size: **113** Bathrooms: **2** Age: **70**
 Lot Area (sq.ft.): **3,729.00** Full Baths: **2** Zoning: **RT-2**
 Flood Plain: Half Baths: **0** Gross Taxes: **\$3,195.93**
 Rear Yard Exp: **West** For Tax Year: **2017**
 Council Apprv?: Tax Inc. Utilities?: **No**
 If new, GST/HST inc?: P.I.D.: **011-139-846**
 Tour:
 View: :
 Complex / Subdiv: **SOUTH VANCOUVER**
 Services Connected: **Electricity**

Style of Home: **Rancher/Bungalow w/Bsmt.**
 Construction: **Frame - Wood**
 Exterior: **Mixed**
 Foundation: **Concrete Perimeter**
 Rain Screen:
 Renovations:
 # of Fireplaces: **0**
 Fireplace Fuel: **None**
 Water Supply: **City/Municipal**
 Fuel/Heating: **Forced Air, Natural Gas**
 Outdoor Area: **Fenced Yard**
 Type of Roof: **Asphalt**

Total Parking: **2** Covered Parking: **1** Parking Access: **Lane**
 Parking: **Other**
 Dist. to Public Transit:
 Title to Land: **Freehold NonStrata** Dist. to School Bus:
 Property Disc.: **No**
 PAD Rental:
 Fixtures Leased: **No** :
 Fixtures Rmvd: **No** :
 Floor Finish:

Legal: **PL VAP5739 LT E BLK 3 DL 653 LD 36**

Amenities:

Site Influences: **Central Location, Golf Course Nearby, Lane Access, Recreation Nearby, Shopping Nearby**

Features:

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Living Room	12'5 x 13'			x			x
Main	Kitchen	12'6 x 13'			x			x
Main	Dining Room	12'6 x 9'7			x			x
Main	Master Bedroom	14'6 x 9'			x			x
Main	Bedroom	13'4 x 9'5			x			x
Bsmt	Living Room	12' x 12'			x			x
Bsmt	Kitchen	12' x 11'			x			x
Bsmt	Bedroom	11' x 10'			x			x
Bsmt	Bedroom	11' x 10'			x			
Bsmt	Bedroom	10' x 10'			x			

Finished Floor (Main):	1,000	# of Rooms: 10	Bath	Floor	# of Pieces	Ensuite?	Outbuildings
Finished Floor (Above):	0	# of Kitchens: 2	1	Main	4	No	Barn:
Finished Floor (Below):	0	# of Levels: 2	2	Bsmt	4	No	Workshop/Shed:
Finished Floor (Basement):	900	Suite: Unauthorized Suite	3				Pool:
Finished Floor (Total):	1,900 sq. ft.	Crawl/Bsmt. Height:	4				Garage Sz:
Unfinished Floor:	0	Beds in Basement: 3 Beds not in Basement: 2	5				Door Height:
Grand Total:	1,900 sq. ft.	Basement: Full	6				
			7				
			8				

Listing Broker(s): **TRG-The Residential Group Rlty**

TRG-The Residential Group Rlty

Part of a LAND ASSEMBLY. Please inquire for more information.