

Property Identification

Property ID(PID): 007-865-791
 Roll Number: 000000004252902022
 Legal Desc: Lot: 2; Pl: 75000; DL: 400; LD:
 New Westminster (36); Narrative:
 Group 1.
 Property Address: 22337 124 AVE

Location

Assessment Area: Fraser Valley
 Jurisdiction: Maple Ridge, District of
 Neighbourhood: RIVER - 124 AVE AND LAITY - 222 ST
 Owner Address: N/A

Lot Data

Actual Use Residential
 Property Class:
 Actual Use Type: SINGLE FAMILY DWELLING
 Manual Class 1 STY SFD - AFTER 1930 - STD
 Type:
 Manual Class Deviation: +3%
 Lot Size: 6011.91sq.ft / 0.14 acres
 Lot Width/Depth: 60.30 X 99.70 feet
 ALR: No
 Equity Type: REGISTERED OWNER
 Co-op: No
 Characteristics: Sewer Available

Interior Improvement Data

Year Built: 1950 Bedrooms: 3
 Effective Year: 1975 Bathroom(s):
 Finished Area: 4 Pc: 1
 Main Floor: 1,026 3 Pc: 0
 Basement: 0 2 Pc: 0
 Total: 1,026 (Sq.ft)
 Fire Place: 0 Stories: 1.0
 Foundation Type: Crawl

Exterior Improvement Data

Uncovered Deck Area: 0(sq.ft)
 Covered Deck Area: 0(sq.ft)
 Pool: No Single Garage: 0
 Other Buildings: No Multiple Garage: 1
 Carport: 0

BCA Assessment Data

Year:	<u>2010</u>	<u>%chg</u>	<u>2009</u>	<u>%chg</u>	<u>2008</u>	<u>%chg</u>	<u>2007</u>
Land:	\$218,000	-5.63 %	\$231,000	0.00 %	\$231,000	8.45 %	\$213,000
Improvements:	\$127,000	-4.51 %	\$133,000	0.00 %	\$133,000	39.85 %	\$95,100
Total:	\$345,000	-5.22 %	\$364,000	0.00 %	\$364,000	18.14 %	\$308,100
Land to Total Value Ratio:	0.63		0.63		0.63		0.69

Sales History

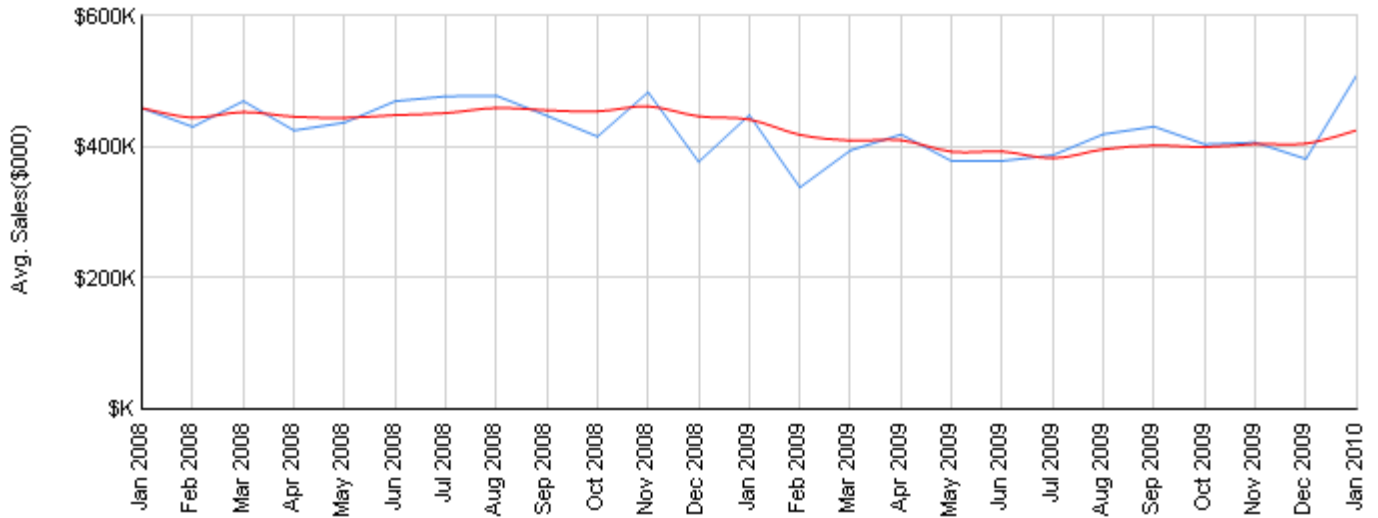
Date	Amount	Sale Type	Title Certificate Number
10/28/2004	\$220,000	IMPROVED SINGLE PROPERTY CASH TRANSACTION	BW493553
6/8/2001	\$153,000	IMPROVED SINGLE PROPERTY CASH TRANSACTION	BR139729
4/28/1994	\$171,000	IMPROVED SINGLE PROPERTY CASH TRANSACTION	BH146371
3/29/1988	\$77,000	IMPROVED SINGLE PROPERTY CASH TRANSACTION	AB49267

Permit History (Since 1993)

Date	Number	Demolition Permit
12/17/2004	04-130103	N

Neighborhood Sales Graph

The graph below shows the average monthly sales price over the last 2 years for properties of the same type in the same neighbourhood as the subject property you have selected.



THE INFORMATION IN THIS DOCUMENT IS CONFIDENTIAL, INTENDED ONLY FOR YOUR USE, AND IS PROVIDED "AS IS" AND "AS AVAILABLE". YOU CANNOT AND MAY NOT DISTRIBUTE, DISSEMINATE OR OTHERWISE RESELL THE INFORMATION IN THIS DOCUMENT. THE CONTENT IS PROVIDED WITHOUT WARRANTIES OF ANY KIND, EITHER EXPRESS OR IMPLIED, INCLUDING, BUT NOT LIMITED TO, IMPLIED WARRANTIES OF MERCHANTABILITY, FITNESS FOR A PARTICULAR PURPOSE, OR NON-INFRINGEMENT, UNDER NO CIRCUMSTANCES SHALL LANDCOR DATA CORPORATION ("LANDCOR"), ITS SUBSIDIARIES, OR ITS LICENSORS BE LIABLE FOR ANY DIRECT, INDIRECT, PUNITIVE, INCIDENTAL, SPECIAL, OR CONSEQUENTIAL DAMAGES THAT RESULT FROM THE USE OF, OR INABILITY TO USE, THIS SITE. THIS LIMITATION APPLIES WHETHER THE ALLEGED LIABILITY IS BASED ON CONTRACT, TORT, NEGLIGENCE, STRICT LIABILITY, OR ANY OTHER BASIS, EVEN IF LANDCOR HAS BEEN ADVISED OF THE POSSIBILITY OF SUCH DAMAGE. BECAUSE SOME JURISDICTIONS DO NOT ALLOW THE EXCLUSION OR LIMITATION OF INCIDENTAL OR CONSEQUENTIAL DAMAGES, LANDCOR'S LIABILITY IN SUCH JURISDICTIONS SHALL BE LIMITED TO THE EXTENT PERMITTED BY LAW.