



Presented by:
Jin Zhang PREC*
 Homeland Realty
 Phone: 604-728-9168
 https://www.jin-zhang.com
 jin@jin-zhang.com



Active **2748 NADINA DRIVE** Residential Detached
R2561427 Coquitlam **\$1,428,000** (LP)
 Board: V Coquitlam East (SP)
 House/Single Family V3C 6A6



Sold Date: Frontage (feet): **0.00** Original Price: **\$1,428,000**
 Meas. Type: **Feet** Bedrooms: **4** Approx. Year Built: **1992**
 Depth / Size: Bathrooms: **3** Age: **29**
 Lot Area (sq.ft.): **5,994.00** Full Baths: **3** Zoning: **RS-3**
 Flood Plain: **No** Half Baths: **0** Gross Taxes: **\$4,861.87**
 Rear Yard Exp: **Southwest** For Tax Year: **2020**
 Council Apprv?: Tax Inc. Utilities?:
 If new, GST/HST inc?: P.I.D.: **014-474-468**
 Tour: **Virtual Tour URL**

View: **Yes: City, Fraser Valley, Mt. Baker**
 Complex / Subdiv:
 Services Connected: **Electricity, Natural Gas, Sanitary Sewer, Storm Sewer, Water**
 Sewer Type: **City/Municipal**

Style of Home: **2 Storey w/Bsmt.** Total Parking: **4** Covered Parking: **2** Parking Access: **Front**
 Construction: **Frame - Wood** Parking: **Garage; Double**
 Exterior: **Stucco** Dist. to Public Transit: Dist. to School Bus:
 Foundation: **Concrete Perimeter** Title to Land: **Freehold NonStrata**
 Rain Screen: Reno. Year: Property Disc.: **Yes**
 Renovations: R.I. Plumbing: PAD Rental:
 # of Fireplaces: **2** R.I. Fireplaces: Fixtures Leased: **No**
 Fireplace Fuel: **Natural Gas** Metered Water: Fixtures Rmvd: **No**
 Water Supply: **City/Municipal** Floor Finish:
 Fuel/Heating: **Forced Air**
 Outdoor Area: **Balcony(s), Fenced Yard, Patio(s) & Deck(s)**
 Type of Roof: **Tile - Concrete**

Legal: **LOT 490, PLAN NWP81974, DISTRICT LOT 305, NEW WESTMINSTER LAND DISTRICT**
 Amenities:
 Site Influences: **Greenbelt, Private Yard, Recreation Nearby, Shopping Nearby**
 Features: **ClthWsh/Dryr/Frdg/Stve/DW, Dishwasher, Garage Door Opener, Microwave, Vacuum - Built In**

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Living Room	16' x 12'	Above	Bedroom	12'3 x 10'2			x
Main	Dining Room	14' x 12'	Above	Bedroom	12'4 x 10'5			x
Main	Kitchen	18'4 x 11'9	Below	Recreation	15'10 x 11'8			x
Main	Foyer	16'8 x 10'3	Below	Laundry	14'9 x 6'11			x
Main	Den	10'6 x 10'3	Below	Utility	8'5 x 7'3			x
Main	Nook	12'9 x 9'8						x
Main	Family Room	16'2 x 14'3						x
Main	Other	7' x 7'11						x
Above	Master Bedroom	20'6 x 14'4						x
Above	Bedroom	12'3 x 10'						x

Finished Floor (Main):	1,609	# of Rooms:	15	Bath	Floor	# of Pieces	Ensuite?	Outbuildings
Finished Floor (Above):	1,144	# of Kitchens:	1	1	Main	4	No	Barn:
Finished Floor (Below):	485	# of Levels:	3	2	Above	5	Yes	Workshop/Shed:
Finished Floor (Basement):	0	Suite:	None	3	Above	5	No	Pool:
Finished Floor (Total):	3,238 sq. ft.	Crawl/Bsmt. Height:		4				Garage Sz:
Unfinished Floor:	0	Beds in Basement:	0	5				Grg Dr Ht:
Grand Total:	3,238 sq. ft.	Beds not in Basement:	4	6				
		Basement:	Fully Finished	7				
				8				

Listing Broker(s): **Homeland Realty**

Breathtaking VIEWS of Mt Baker, Golden Ears Peaks from main & up floors. Outstanding Opportunity to own a 3,238sqft home in a very desirable of Riverview Heights neighbourhood. Entering this lovely home, you'll discover a spacious formal living w/vaulted high ceilings & gas fireplace, an open concept kitchen w/large island, a dining room can host large family dinners, eating area and family room overlooks the SW exposure beautiful fenced backyard. Upstairs features a large master w/Spa-like ensuite with shower & soaker tub & skylights plus 3 more large bdrms. Double attached garage plus open parking for additional vehicles. Best schools in area, Dr. Charles Best Secondary ranked 20/252 in BC, and 4 mins to the Hwy 1, 7 mins to Coquitlam Centre, 5 mins walking to Mundy Park & Trails.