



604 377 3689
hafez@hafezrealty.com



HAFEZ PANJU
PERSONAL REAL ESTATE CORPORATION
LIVEATSIMONFRASER.COM

Mountain & Forest Views
702 9232 University Cr.
Burnaby, Simon Fraser University

\$214,800

Property Highlights



- Bright West Facing Unit
- Excellent Condition
- New Flooring & Fresh Paing
- Jr. 1Bed/1Bath/414sqft
- Includes Parking

Views, updates & the smell of fresh paint. Your search is over! Perfect for the students, singles or investors alike. This bright, west facing 414sqft, Jr. 1 bed & bath home is in excellent condition & shows very well. Features: fresh paint, brand new engineered floors, granite counters, large closet space, laundry, dishwasher, 1 parking & beautiful mountain views. Located in Novo II, with balance of 2-5-10 year warranty, rec facilities & allows for rentals & pets. Move-in or generate excellent cash flow from high rental demand. Close to: transit, shopping, indoor/outdoor recreation & a host of perks available only to UniverCity residences. Do not miss your chance to not only live in this area but enjoy living a great lifestyle!



Royal LePage West Real Estate Services
2185 Austin Ave, Coquitlam, BC V3K 3R9

T 604 939 6666 F 604 909 2666
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Our Feature Home

Feature Home Images



Mortgage Information

Home Stats

Price: \$214,800	5%	10%	20%
Min. Down Payment Required	\$10,740.00	\$21,480.00	\$42,960.00
First Mortgage	\$204,060.00	\$193,320.00	\$171,840.00
Insurance Premium	\$5,611.65	\$3,866.40	n/a
Total Mortgage	\$209,671.65	\$197,186.40	\$171,840.00
Monthly Mortgage Payment	\$1,046.83	\$984.49	\$857.95
Total Monthly Payments**	\$1,166.45	\$1,104.11	\$977.57
Combined Income Required***	\$46,554.28	\$44,216.71	\$39,471.20

Price:	\$214,800
Bedrooms:	1
Bathrooms:	1
Square Ft.	414
Age:	8
Gross Tax:	\$1435.43 (2013)
Strata Fee:	\$151.59

Based on a Conventional Rate of 4.50 & 35 Year Amortization / * Rates subject to change without notice
** Includes: estimated yearly property taxes, Principle & Interest / *** Subject to approval

All Mortgage Needs Contact:

DIANA ZITKO

Meridian West Coast Mortgages

T (604) 937 8888 / F (604) 937 7283

DianaZitko@westcoastmortgages.ca

www.westcoastmortgages.ca



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