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HAFEZ PANJU
PERSONAL REAL ESTATE CORPORATION
LIVEATSIMONFRASER.COM

Bright & Spacious
418 - 9339 University Cr.

\$278,800

Property
Highlights



Excellent Functional Layout
Beautiful Courtyard Views
703 SqFt, 1 Bed & Den
Covered Balcony

Bright, spacious & shows well! This 1bed & den, 703sqft top floor home offers an excellent functional open layout with beautiful courtyard & water feature views; a must see. Features: 9' ceilings throughout, large open den, excellent sized kitchen with lots of counter & cupboard space, spacious living room, cozy gas fireplace, well sized master with walk-in closet, 4pc bathroom with soaker & excellent sized covered balcony. Located in Harmony, a pet & rental friendly building, w/balance new home warranty & a well appointed exercise facility. Close to: transit, shopping, indoor/outdoor rec. & a host of perks available only to UniverCity residents. Don't miss your chance to not only live in this area but enjoy a great lifestyle.



Royal LePage Coronation West
2185 Austin Ave, Coquitlam, BC V3K 3R9

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Our Feature Home

Feature Home Images



Mortgage Information

Home Stats

Price: \$278,800	5%	10%	20%
Min. Down Payment Required	\$13,940.00	\$27,880.00	\$55,760.00
First Mortgage	\$264,860.00	\$250,920.00	\$223,040.00
Insurance Premium	\$8,343.09	\$6,022.08	n/a
Total Mortgage	\$273,203.09	\$256,942.08	\$223,040.00
Monthly Mortgage Payment	\$1,285.92	\$1,209.38	\$1,049.81
Total Monthly Payments**	\$1,432.30	\$1,355.76	\$1,196.19
Combined Income Required***	\$56,523.62	\$53,653.45	\$47,669.53

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

Price: \$278,800

Bedrooms: 1

Bathrooms: 1

Square Ft. 703

Age: 7

Gross Tax: \$1756.52 (2010)

Strata Fee: \$193.07



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