

Our Feature Home

1% of Net Real Estate Proceeds Donated to *The Kidney Foundation*



604 377 3689
hafez@hafezrealty.com



HAFEZ PANJU
TRUST THE VALUE

*Updated, corner lot home
6018 194A St, Cloverdale, BC*

\$379,455

*Property
Highlights*



Excellent Central Location
3 bedrooms - 2 bathrooms
Fully Fenced Yard
Family oriented neighborhood



Awesome central location & tastefully updated in a family oriented neighbourhood; what more could you ask for! This 3bed/2bath, 1500+sqft home sits on a corner lot & offers plenty of in/out door storage, a level fenced private yard, 3yr hw tank, a less than 1yr young roof & wood burning F/P for winter nights. Updates also include: newer counter tops, new front load washer & dryer, 2" faux wood blinds, newer flooring & moulding's & retouched paint throughout. All three bedrooms are well sized & have good closet space. Large outdoor shed is powered with convenient workbench. Walk to: Willow brook Mall, transit, parks & Latimer Elementary. Why rent or pay strata fees when you can own your home. Don't miss this one! Act Now!



For more pictures visit www.hafezrealty.com



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

T 604 939 6666 F 604 909 2666
WWW.HAFEZREALTY.COM | WWW.LIVEATSIMONFRASER.COM

Our Feature Home

Feature Homes Images



Mortgage Information

Home Stats

Price: \$389,455	5%	10%	20%
Min. Down Payment Required	\$19,472.75	\$38,945.50	\$77,891.00
First Mortgage	\$369,982.25	\$350,509.50	\$311,564.00
Insurance Premium	\$11,654.44	\$8,412.23	n/a
Total Mortgage	\$381,636.69	\$358,921.73	\$311,564.00
Monthly Mortgage Payment	\$1,796.30	\$1,689.38	\$1,466.48
Total Monthly Payments**	\$1,962.33	\$1,855.42	\$1,632.51
Combined Income Required***	\$76,400.02	\$72,390.69	\$64,031.77

Price: \$389,455

Bedrooms: 3

Bathrooms: 2

Square Ft. 1656

Age: 31

Gross Tax: \$1992.43

Lot Size: 4094

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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