



Presented by:
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Active
R3122737
Board: V
Townhouse

112 2979 PANORAMA DRIVE

Coquitlam
Westwood Plateau
V3E 2W8

Residential Attached

\$1,199,900 (LP)
(SP)



#112 2979 PANORAMA DRIVE

Sold Date:	If new,GST/HST inc?:	Original Price: \$1,199,900
Meas. Type:	Bedrooms: 3	Approx. Year Built: 1996
Frontage(feet):	Bathrooms: 4	Age: 30
Frontage(metres):	Full Baths: 3	Zoning: RT-2
Depth / Size (ft.):	Half Baths: 1	Gross Taxes: \$4,766.07
Sq. Footage: 0.00		For Tax Year: 2025
Flood Plain:	P.I.D.: 023-594-837	Tax Inc. Utilities?:
View: Yes : PANORAMIC		Tour: Virtual Tour URL
Complex / Subdiv: DEERCREST ESTATES		
First Nation:		
Services Connctd: Electricity, Natural Gas, Septic, Storm Sewer, Water		
Sewer Type: City/Municipal	Water Supply: City/Municipal	

Style of Home: **2 Storey w/Bsmt., End Unit**
Construction: **Frame - Wood**
Exterior: **Wood**
Foundation: **Concrete Perimeter**

Renovations:
of Fireplaces: **2** R.I. Fireplaces:
Fireplace Fuel: **Gas - Natural**
Fuel/Heating: **Forced Air**
Outdoor Area: **Balcny(s) Patio(s) Dck(s)**
Type of Roof: **Asphalt**

Reno. Year:
Rain Screen:
Metered Water:
R.I. Plumbing:

Total Parking: **4** Covered Parking: **2** Parking Access: **Front**
Parking: **Garage; Double, Visitor Parking**
Dist. to Public Transit: **NEAR** Dist. to School Bus: **NEAR**
Title to Land: **Freehold Strata**
Property Disc.: **Yes**
Fixtures Leased: **No**
Fixtures Rmvd: **No**
Floor Finish: **Hardwood, Tile, Carpet**

Legal: **STRATA LOT 112, PLAN LMS1222, SECTION 14, TOWNSHIP 39, NEW WESTMINSTER LAND DISTRICT, & SEC 15, TOGETHER WITH AN INTEREST IN THE COMMON PROPERTY IN PROPORTION TO THE UNIT ENTITLEMENT OF THE STRATA LOT AS SHOWN ON FORM 1**

Amenities: **Air Cond./Central, Exercise Centre, Garden, In Suite Laundry, Pool; Outdoor, Swirlpool/Hot Tub**

Site Influences: **Central Location, Golf Course Nearby, Greenbelt, Recreation Nearby, Shopping Nearby**
Features: **Air Conditioning, ClthWsh/Dryr/Frdg/Stve/DW, Drapes/Window Coverings, Garage Door Opener, Security System, Smoke Alarm, Vacuum - Built In**

Finished Floor (Main): **992**
Finished Floor (Above): **1,008**
Finished Floor (AbvMain2): **0**
Finished Floor (Below): **0**
Finished Floor (Basement): **552**
Finished Floor (Total): **2,552 sq. ft.**
Unfinished Floor: **0**
Grand Total: **2,552 sq. ft.**

Units in Development: **158**
Exposure: **Southeast**
Mgmt. Co's Name: **Bayside Property Services Ltd**
Mgmt. Co's #: **604-432-7774**
Maint Fee: **\$586.40**
Council/Park Apprv?: **No**
Maint Fee Includes: **Caretaker, Garbage Pickup, Gardening, Management, Sewer, Snow removal**

Tot Units in Strata: **158** Locker:
Stores in Building: **3**
of Pets: **2** Cats: **Yes** Dogs: **Yes**

Suite:
Basement: **Fully Finished**
Crawl/Bsmt. Ht: # of Levels: **3**
of Kitchens: **1** # of Rooms: **11**

Bylaws Restrictions: **Pets Allowed w/Rest.**
Restricted Age:
or % of Rentals Allowed: **100%**
Short Term (<1yr)Rnt/Lse Alwd?: **No**
Short Term Lse-Details:

Floor	Type	Dimensions	Floor	Type	Dimensions	Bath	Floor	# of Pieces	Ensuite?
Main	Foyer	9'8 x 6'8	Above	Bedroom	10'6 x 12'1	1	Above	4	Yes
Main	Kitchen	9'2 x 16'8	Bsmt	Recreation Room	20'3 x 13'9	2	Above	4	No
Main	Family Room	14'7 x 16'1	Bsmt	Utility	4'6 x 8'8	3	Main	2	No
Main	Living Room	15'11 x 14'3			x	4	Bsmt	3	No
Main	Dining Room	7'10 x 11'7			x	5			
Above	Primary Bedroom	14'9 x 18'3			x	6			
Above	Walk-In Closet	8'8 x 6'7			x	7			
Above	Bedroom	12'10 x 11'11			x	8			

Listing Broker(s): **Royal LePage Elite West**

Welcome to sought-after Deercree Estates on prestigious Westwood Plateau. This duplex-style townhouse offers stunning Mount Baker views, southeast exposure, & major upgrades including newer hot water on demand, furnace, & air conditioning for year-round comfort. Bright functional layout with generous living spaces, large bedrooms, & a fully finished basement offering flexibility for families. One of the few homes with a large front deck to enjoy the views. Features private outdoor space, double garage, and access to an incredible amenity centre with outdoor pool, hot tub, gym, and clubhouse. Quiet location near parks, trails, golf, shopping, transit, and excellent schools. Rare opportunity in a prime family community on one of the Plateau's best streets. Open House Sat 2-4PM & Sun 12-2PM.