



Presented by:  
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**Active**  
**R3132651**  
 Board: V  
 Apartment/Condo

**120 720 ROBINSON STREET**

Coquitlam  
 Coquitlam West  
 V3J 0P9

Residential Attached

**\$999,900** (LP)

(SP)



Sold Date:	If new,GST/HST inc?: <b>No</b>	Original Price: <b>\$999,900</b>
Meas. Type:	Bedrooms: <b>2</b>	Approx. Year Built: <b>2026</b>
Frontage(feet):	Bathrooms: <b>3</b>	Age: <b>0</b>
Frontage(metres):	Full Baths: <b>3</b>	Zoning: <b>R1-1</b>
Depth / Size (ft.):	Half Baths: <b>0</b>	Gross Taxes: <b>\$0.00</b>
Sq. Footage: <b>0.00</b>		For Tax Year:
Flood Plain: <b>No</b>	P.I.D.: <b>032-708-173</b>	Tax Inc. Utilities?: <b>No</b>
View: :		Tour:
Complex / Subdiv: <b>Robinsons Parkside Collection</b>		
First Nation:		
Services Connctd: <b>Electricity, Natural Gas, Sanitary Sewer, Storm Sewer, Water</b>		
Sewer Type:	Water Supply: <b>City/Municipal</b>	

Style of Home: **1 Storey**  
 Construction: **Frame - Wood**  
 Exterior: **Glass, Fibre Cement Board, Wood**  
 Foundation: **Concrete Perimeter**

Renovations:  
 # of Fireplaces: R.I. Fireplaces:  
 Fireplace Fuel:  
 Fuel/Heating: **Electric**  
 Outdoor Area: **Patio(s)**  
 Type of Roof: **Asphalt**

Total Parking: **1** Covered Parking: **1** Parking Access: **Lane**  
 Parking: **Garage Underbuilding**  
 Dist. to Public Transit: **1** Dist. to School Bus: **1**  
 Title to Land: **Freehold NonStrata**  
 Property Disc.: **Yes**  
 Fixtures Leased: :  
 Fixtures Rmvd: :  
 Floor Finish: **Vinyl/Linoleum**

Legal: **STRATA LOT 57, PLAN EPS10020, DISTRICT LOT 107, GROUP 1, NEW WESTMINSTER LAND DISTRICT, TOGETHER WITH AN INTEREST IN THE COMMON PROPERTY IN PROPORTION TO THE UNIT ENTITLEMENT OF THE STRATA LOT AS SHOWN ON FORM V**

Amenities:  
 Site Influences: **Central Location, Golf Course Nearby, Shopping Nearby**  
 Features: **Air Conditioning, ClthWsh/Dryr/Frdg/Stve/DW, Security System, Smoke Alarm, Sprinkler - Fire**

Finished Floor (Main): <b>1,154</b>	Units in Development: <b>92</b>	Tot Units in Strata: <b>92</b>	Locker: <b>Yes</b>
Finished Floor (Above): <b>0</b>	Exposure:	Storeys in Building: <b>3</b>	
Finished Floor (AbvMain2): <b>0</b>	Mgmt. Co's Name:	Mgmt. Co's #:	
Finished Floor (Below): <b>0</b>	Maint Fee: <b>\$383.15</b>	Council/Park Apprv?:	
Finished Floor (Basement): <b>0</b>	Maint Fee Includes: <b>Garbage Pickup, Gardening, Management, Recreation Facility, Snow removal</b>		
Finished Floor (Total): <b>1,154 sq. ft.</b>			
Unfinished Floor: <b>0</b>			
Grand Total: <b>1,154 sq. ft.</b>	Bylaws Restrictions: <b>No Restrictions</b>		
Suite: <b>Legal Suite</b>	Restricted Age:	# of Pets:	Cats: Dogs:
Basement: <b>None</b>	# or % of Rentals Allowed:		
Crawl/Bsmt. Ht: # of Levels: <b>1</b>	Short Term (<1yr)Rnt/Lse Alwd?:		
# of Kitchens: <b>2</b>	Short Term Lse-Details:		

Floor	Type	Dimensions	Floor	Type	Dimensions	Bath	Floor	# of Pieces	Ensuite?
Main	Living Room	11'7 x 10'9			x	1	Main	4	No
Main	Kitchen	10'9 x 7'8			x	2	Main	4	Yes
Main	Dining Room	8'6 x 7'5			x	3	Main	4	Yes
Main	Primary Bedroom	10'0 x 8'4			x	4			
Main	Bedroom	10'0 x 8'4			x	5			
Main	Kitchen	8'11 x 8'0			x	6			
Main	Living Room	13'4 x 12'11			x	7			
					x	8			

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

**Welcome to the Robinsons Parkside Collection! This stunning 2-bed + LEGAL Lock-Off townhome offers a spacious 1,154 sq.ft. of interior living space. This home is perfect for families or professionals. The lock-off suite provides flexibility for rental income, extended family or a home office. This homes upgrades include AC, vinyl flooring throughout, NuHeat in the ensuite, 2nd laundry in the lockoff plus 2 storage lockers and one EV parking. The Amenity building provides over 5600 SF of space, including a rooftop deck perfect for summer BBQs, a yoga room, and plenty of outdoor spaces for you and the kids to enjoy. Nearby are parks, schools, shopping, recreation and it's just a short walk to the Burquitlam Skytrain station. Open House Sat June 6th 2-4pm (Visit # 261 for access)**