

**2173 CRESTMONT DR
OAKVILLE**

PIN 249256980

Report title



This report was prepared by:

Alexander Gessen
Salesperson / Realtor
Cell: 6472415081

alexgessen@royallepage.ca
www.alexgessen.com

Royal LePage Meadowtowne
6948 Financial Dr.
Mississauga, Ontario, Canada, L5N 8J4
Office: 9058213200
Fax: 9058218777



PROPERTY REPORT

Property Details

GeoWarehouse Address:

2173 CRESTMONT DR
OAKVILLE
L6M5A6

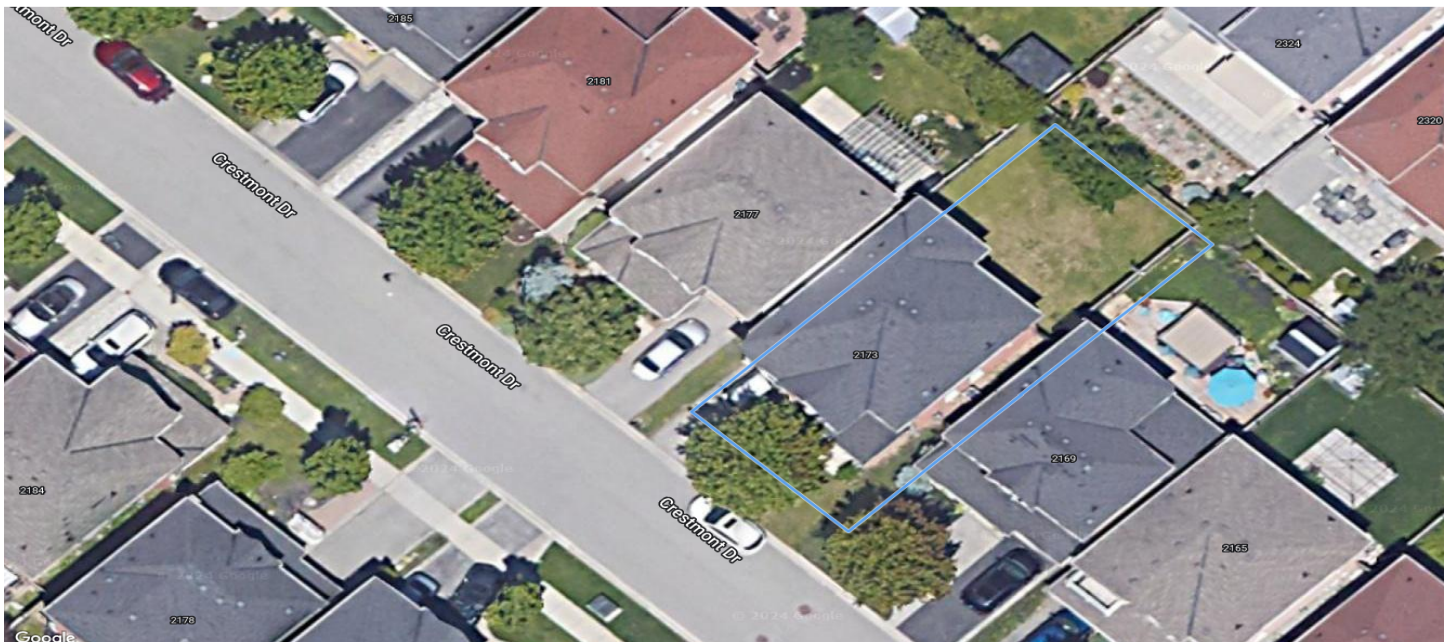
PIN: 249256980

Land Registry Office: HALTON (20)

Land Registry Status: Active

Registration Type: Certified (Land Titles)

Ownership Type: Freehold



Ownership

Owner Name:

MEZA ACOSTA, CESAR AUGUSTO;GOMEZ POLENTINO, MARGARITA

Legal Description

LOT 170, PLAN 20M873, OAKVILLE. S/T RIGHT IN FAV OF N.H.D. DEVELOPMENTS LIMITED, ITS SUCCESSORS AND ASSIGNS UNTIL THE COMPLETE ACCEPTANCE OF THE SUBDIVISION BY THE TOWN OF OAKVILLE AS IN HR300747.

Lot Size

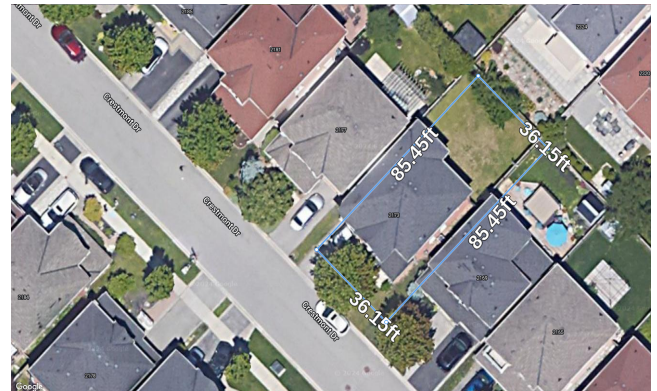
Area: 3078.48 sq.ft (0.071 ac)

Perimeter: 242.78 ft.

Measurements: 85.45ft. x 36.15ft. x 85.45ft. x 36.15ft.

Lot Measurement Accuracy : LOW

These lot boundaries may have been adjusted to fit within the overall parcel fabric and should only be considered to be estimates.



Assessment Information

ARN

240101004005891

Taxation Year	Previous Assessment
2024	N/A
2023	Phased-In Assessment
2022	\$676,000
2021	\$676,000

Frontage:	36.09 ft.	Description:	Single-family detached (not on water)
Depth:	85.3 ft.	Property Code:	301
Based On:	January 1, 2016	Current Assessment:	\$676,000

Enhanced Site & Structure

Structures:

#	Year Built	Bed Rooms	Full Baths	Half Baths	Full Stories	Partial Stories	Split Level	Fireplace
301	2004	4	2	1	2	No part storey	No Split	1

Assessment Roll Legal Description: PLAN 20M873 LOT 170

Property Address:	2173 CRESTMONT DR OAKVILLE ON L6M5A6
Zoning:	RL6
Property Type:	RESIDENTIAL
Site Area:	3078.47F
Site Variance:	Irregular
Driveway Type:	Unspecified/Not Applicable
Garage Type:	ATTACHED GARAGE
Garage Spaces:	1
Water Service Type:	N/A
Sanitation Type:	N/A
Pool:	Indoor :N, Outdoor :N
RRF AppealDate:	2016-11-01
Abut Details:	N/A
Onsite Details:	OFFICIAL PLAN DESIGNATED - RESIDENTIAL
Proximity Details:	N/A
Waterfront Details:	N/A
Last Property Assessment Notice	2016-06-02
Property Owner Name:	N/A
Property Owner Mail:	N/A

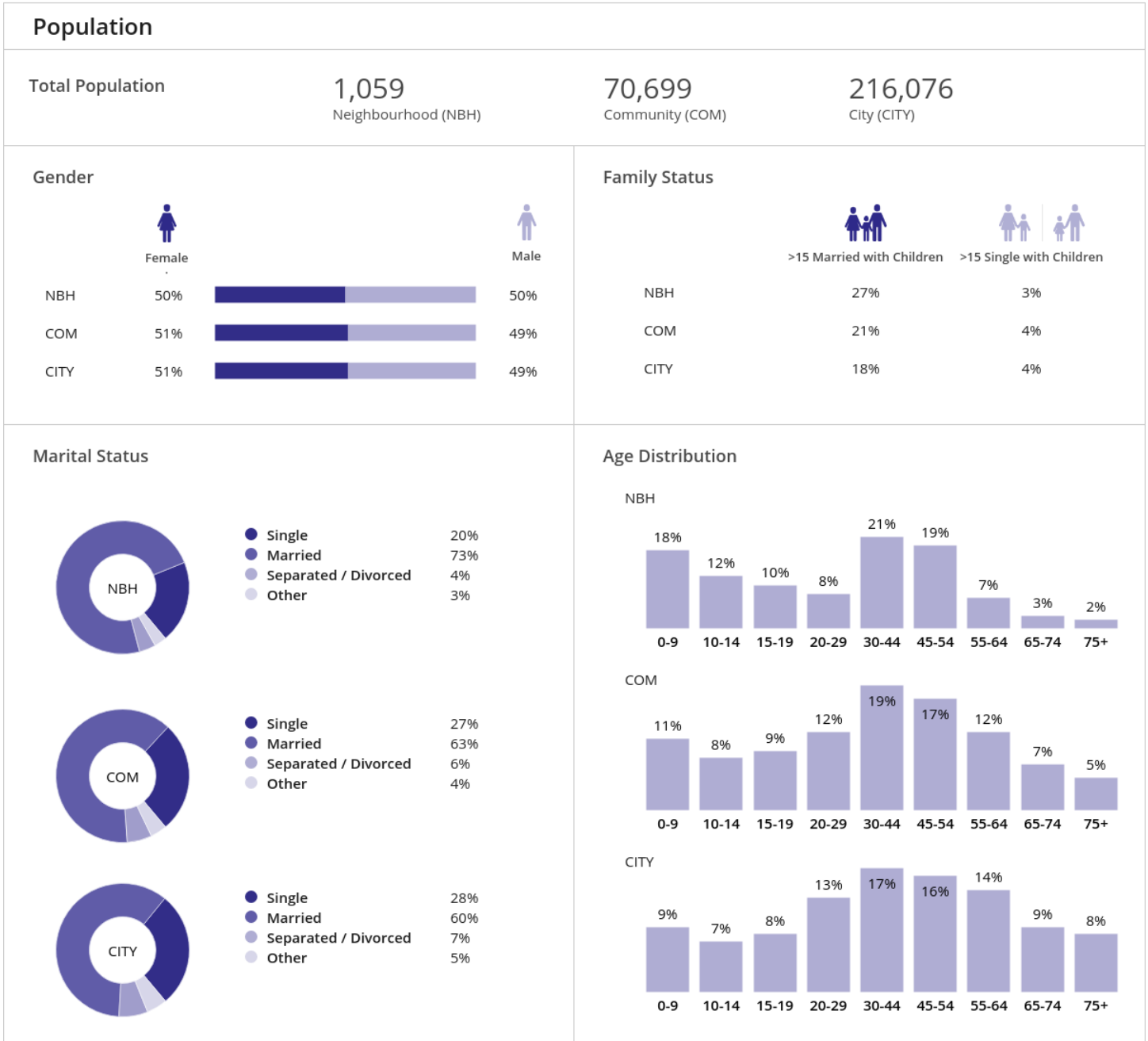
Residential Property Tax Details

Year	Tax Estimate
2016	\$4,128
2017	\$4,338
2018	\$4,499
2019	\$4,640
2020	\$4,799
2021	\$4,877
2022	\$4,951
2023	\$5,141

Sales History



Sale Date	Sale Amount	Type	Party To	Notes
Apr 22, 2008	\$400,000	Transfer	MEZA ACOSTA, CESAR AUGUSTO; GOMEZ POLENTINO, MARGARITA;	
Jul 08, 2004	\$271,265	Transfer	KORETSKA, OLENA; KORETSKY, VADIM;	
Jun 16, 2000	\$0	Transfer	SAM-SOR ENTERPRISES INC.;	

Demographics



Households

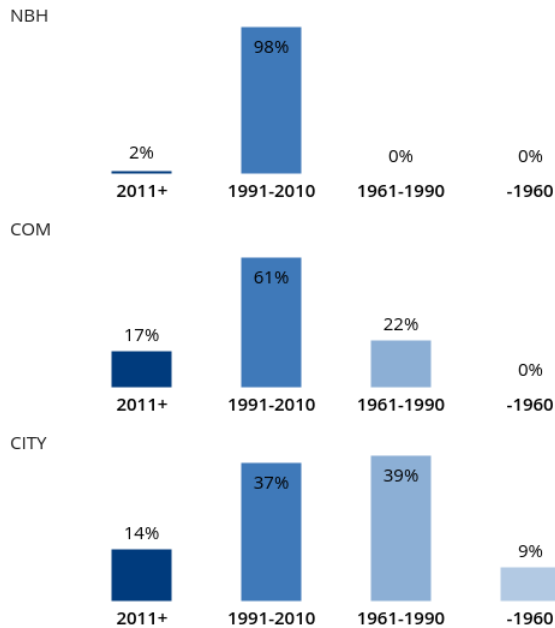
Structure Details

	 Total # of Occupied Private Dwellings	 Dominant Year Built
NBH	281	2001-2005
COM	21,613	2001-2005
CITY	72,441	1961-1980

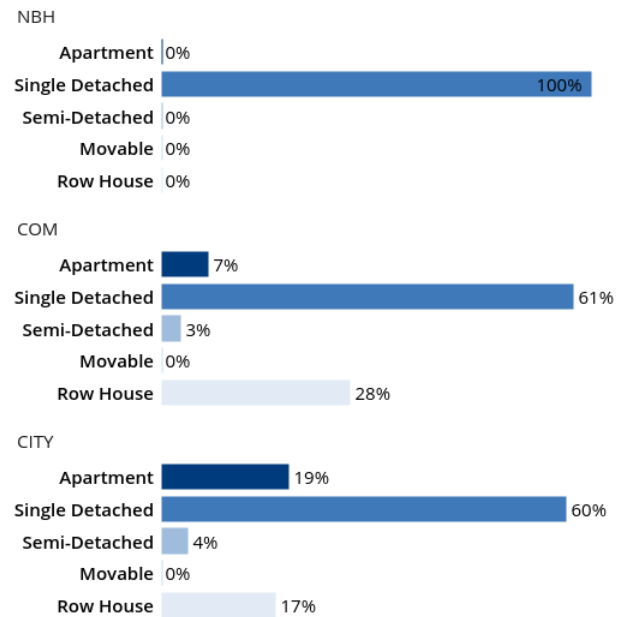
Ownership

	 Owned	 Rented
NBH	97%	3%
COM	87%	13%
CITY	81%	19%

Age of Home (Years)



Structural Type



Socio-Economic

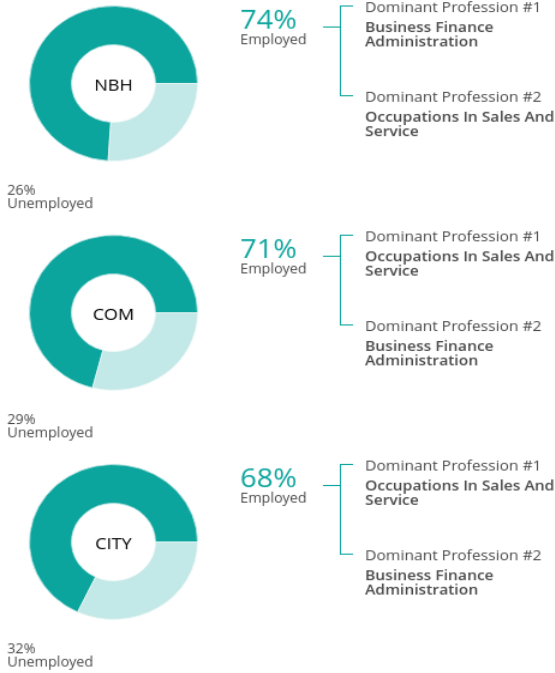
Avg. Household
Income

\$182,822
Neighbourhood (NBH)

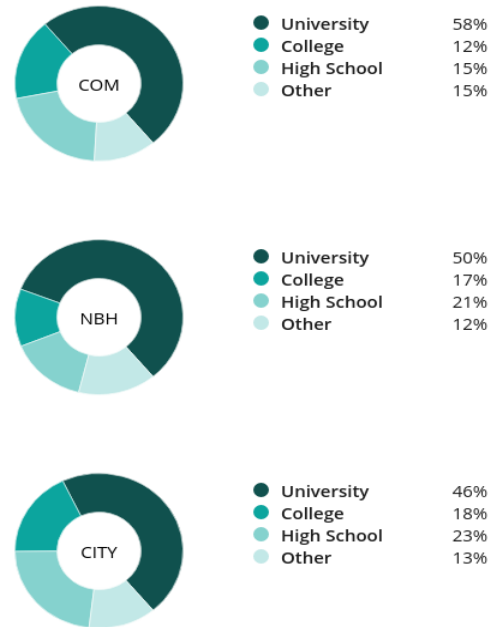
\$193,594
Community (COM)

\$202,027
City (CITY)

Employment

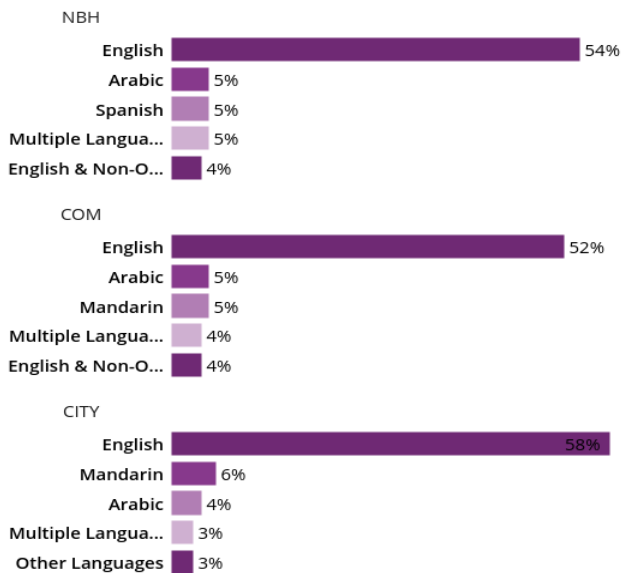


Highest Level of Education

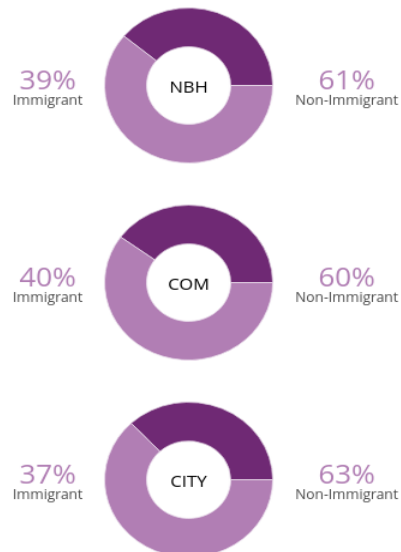


Cultural

Dominant Language



Immigration Status



Terms and Conditions

Reports Not the Official Record. Reports, other than the Parcel Register, obtained through Geowarehouse are not the official government record and will not necessarily reflect the current status of interests in land.

Currency of Information. Data contained in the Geowarehouse reports are not maintained real-time. Data contained in reports, other than the Parcel Register, may be out of date ten business days or more from data contained in POLARIS.

Coverage. Data, information and other products and services accessed through the Land Registry Information Services are limited to land registry offices in the areas identified on the coverage map.

Completeness of the Sales History Report. Some Sales History Reports may be incomplete due to the amount of data collected during POLARIS title automation. Subject properties may also show nominal consideration or sales price (e.g. \$2) in cases such as transfers between spouses or in tax exempt transfers.

Demographic Information. Demographic Information is obtained from Environics Analytics. Environics Analytics acquires and distributes Statistics Canada files in accordance with the Government of Canada's Open Data Policy. No information on any individual or household was made available to Environics Analytics by Statistics Canada. PRIZM and selected PRIZMC2 nicknames are registered trademarks of The Nielsen Company (U.S.) and are used with permission.

The Property Information Services, reports and information are provided "as is" and your use is subject to the applicable Legal Terms and Conditions. Some information obtained from the Land Registry Information Services is not the official government record and will not reflect the current status of interests in land. Use of personal information contained herein shall relate directly to the purpose for which the data appears in land registry records and is subject to all applicable privacy legislation in respect of personal information. Such information shall not be used for marketing to a named individual.

Parcel Mapping shown on the site was compiled using plans and documents recorded in the Land Registry System and has been prepared for property indexing purposes only. It is not a Plan of Survey. For actual dimensions of property boundaries, see recorded plans and documents.