

Property Identification and Legal Description

Address: 7968 WALLACE DR SAANICHTON BC V8M 1L4
Jurisdiction: District of Central Saanich **Assessment Area:** 1
Roll No: 230530040
PID No: 002-099-462 **MHR(s):**
Neighbourhood: Saanichton
Legal Unique ID: A00000XX7J
Legal Description: LOT 4, PLAN VIP27435, SECTION 4, RANGE 3E, SOUTH SAANICH LAND DISTRICT

2023 Municipal Taxes

Gross Taxes: \$3,801

2024 Assessed Values

Valuation	Land	Improvements	Total
Value:	\$646,000	\$258,000	\$904,000
General			
	Land	Improvements	Total
Gross Value:	\$646,000	\$258,000	\$904,000
Exempt Value:	\$0	\$0	\$0
Net Value:	\$646,000	\$258,000	\$904,000
School			
	Land	Improvements	Total
Gross Value:	\$646,000	\$258,000	\$904,000
Exempt Value:	\$0	\$0	\$0
Net Value:	\$646,000	\$258,000	\$904,000
BC Transit			
	Land	Improvements	Total
Gross Value:	\$646,000	\$258,000	\$904,000
Exempt Value:	\$0	\$0	\$0
Net Value:	\$646,000	\$258,000	\$904,000

Last Three Sales per BCA

Conveyance Date:	Price:	Document No.	Conveyance Type:
2011/04/26	\$480,000	FB410753	Reject - Not Suitable for Sales Analysis
1975/01/15	\$62,000	D31645	Improved Single Property Transaction

Other Property Information

Lot SqFt: 10,739	Width:
Lot Acres: 0.25	Depth:
Tenure: Crown-Granted	Actual Use: Single Family Dwelling
School District: Saanich	Manual Class: 1 STY SFD - After 1960 - Standard
Vacant Flag: False	Reg District: Capital
BC Transit Flag: True	Reg Hosp Dist: Capital
Farm No:	Mgd Forest No:

DB Last Modified: 2024/01/01

Rec Last Modified: 1/1/2024