

Property Report

Print Date: 24-Aug-2026

Page 1 of 4

Municipality Name: TOWN OF BIGGAR

Assessment ID Number : BIGGA-505012750

PID: 203678966



Civic Address: 213 MAIN St
Legal Location: Lot 5-7 Block 7 Plan D4770 Sup
Supplementary: INCLUDES 44/7/101562263
 ISC# 146460359, 118713348, 118713337, AND 118713326

Title Acres:
School Division: 207
Neighbourhood: BIGGA-100
Overall PUSE: 3100
Call Back Year:
Reviewed: 26-Feb-2024
Change Reason: Maintenance
Year / Frozen ID: 2026/-32560
Predom Code: MS511 Drug Stores
Method in Use: C.A.M.A. - Cost



URBAN LAND

Lot/Plot	Plot Use	Plot Characteristics	Rates and Factors	Other Information	Liability Subdivision	Tax Class	Tax Status
06 / 1	Commercial Land	Rectangular Width(ft) 25.00 Side 1 (ft) 130.00 Side 2 (ft) Area/Units 3,250.00	Prime Rate: \$2.86 Urban - Square Foot Lump Sum: 0.00	Std.Parcel Size: 7,000.00 Land Size Multiplier: 163 Adjustment reason:	1	CO	Taxable
07 / 1	Commercial Land	Rectangular Width(ft) 25.00 Side 1 (ft) 130.00 Side 2 (ft) Area/Units 3,250.00	Prime Rate: \$2.86 Urban - Square Foot Lump Sum: 0.00	Std.Parcel Size: 7,000.00 Land Size Multiplier: 163 Adjustment reason:	1	CO	Taxable
05 / 1	Commercial Land	Rectangular Width(ft) 25.00 Side 1 (ft) 130.00 Side 2 (ft) Area/Units 3,250.00	Prime Rate: \$2.86 Urban - Square Foot Lump Sum: 0.00	Std.Parcel Size: 7,000.00 Land Size Multiplier: 163 Adjustment reason:	1	CO	Taxable
44 / 1	Commercial Land	Square Footage Width(ft) Side 1 (ft) Side 2 (ft) Area/Units 22.00	Prime Rate: \$2.86 Urban - Square Foot	Std.Parcel Size: 7,000.00 Land Size Multiplier: 163 Adjustment reason:	1	CO	Taxable

Property Report

Print Date: 24-Aug-2026

Page 2 of 4

Municipality Name: TOWN OF BIGGAR

Assessment ID Number : BIGGA-505012750

PID: 203678966

COMMERCIAL IMPROVEMENT SUMMARY

Sub Model & Occupancy Type	Const Class	Quality	Bldg ID	Bldg Seq	Eff. Yr Built	Cond	SEC Area/Vol	TRA Area	Func OBS	Econ OBS	Phys DEP	UNF	MAF	Tax Class	Liability Sub	ST
511 - Drug Store Basement - Storage Finish	C (Concrete Frame)	B	156882	0	1928	0.7	4020	7746	00 %	00 %	56	0	44	CO	1	Taxable
	Dimensions: 59.0 X 54.0 + 40.0 X 21.0															
511 - Drug Store Basement - Storage Finish	C (Concrete Frame)	B	156882	1	1928	0.7	3726	7746			56		44	CO	1	Taxable
	Dimensions: 69.0 x 54.0															
511 - Drug Store Occupancy - Base Rate	C (Concrete Frame)	B	156883	0	1928	0.7	4020	7746	00 %	00 %	56	0	44	CO	1	Taxable
	Dimensions: 59.0 X 54.0 + 40.0 X 21.0															
511 - Drug Store Occupancy - Base Rate	C (Concrete Frame)	B	156883	1	1928	0.7	3726	7746	00 %	00 %	56	0	44	CO	1	Taxable
	Dimensions: 69.0 x 54.0															
511 - Drug Store Occupancy - Base Rate	C (Concrete Frame)	B	156884	0	1984	0.8	288	288	00 %	00 %	62	0	44	CO	1	Taxable
	Dimensions: 18.0 x 16.0															
511 - Drug Store Occupancy - Base Rate	C (Concrete Frame)	B	156885	0	1928	0.7	90	90	00 %	00 %	56	0	44	CO	1	Taxable
	Dimensions: 18.0 x 5.0															
352 - Multiple Residences Occupancy - Base Rate	C (Concrete Frame)	C	2847309	0	1928	1.0	4026	4026			80		44	CO	1	Taxable
	Dimensions: APEX drawing exists. 59.0 X 54.0 + 40.0 X 21.0															

COMMERCIAL IMPROVEMENT DETAILS

Sub Model: 511 - Drug Store Act. Year Built: 1928	Type: Basement - Storage Finish	Building ID & Seq: 156882/0	Section Area/Vol: 4020	Perimeter: 446
--	--	--	-------------------------------	-----------------------

Description:	Occupancy Type: Basement - Storage Finish	Construction Class : C (Concrete Frame)
Construction Quality: B - Average	Heating Type 1: 100% - Forced Hot Air	Heating Type 2 :
Ventilation 1: 100% - No Ventilation	Ventilation 2:	Air Conditioning Type 1 : 100% - No Air Conditioning
Air Conditioning Type 2:	Sprinklers 1: 100% - No Sprinklers	Sprinklers 2 :
Elevators: No Elevators	Dock Height Area: 0	Storey Height : 8
Total # of Storeys: Section: 01 Storey	Total # of Storeys: Building: 02 Storeys	Dock Leveler Type :
Dock Leveler Size:	Dock Leveler Number:	Physical Condition : 0.7

Sub Model: 511 - Drug Store Act. Year Built: 1928	Type: Basement - Storage Finish	Building ID & Seq: 156882/1	Section Area/Vol: 3726	Perimeter: 446
--	--	--	-------------------------------	-----------------------

Description:	Occupancy Type: Basement - Storage Finish	Construction Class : C (Concrete Frame)
Construction Quality: B - Average	Heating Type 1: 100% - Forced Hot Air	Heating Type 2 :
Ventilation 1: 100% - No Ventilation	Ventilation 2:	Air Conditioning Type 1 : 100% - No Air Conditioning
Air Conditioning Type 2:	Sprinklers 1: 100% - No Sprinklers	Sprinklers 2 :
Elevators: No Elevators	Dock Height Area:	Storey Height : 8
Total # of Storeys: Section: 01 Storey	Total # of Storeys: Building: 01 Storey	Dock Leveler Type :
Dock Leveler Size:	Dock Leveler Number:	Physical Condition : 0.7

Property Report

Print Date: 24-Aug-2026

Page 3 of 4

Municipality Name: TOWN OF BIGGAR		Assessment ID Number :	BIGGA-505012750	PID: 203678966
Sub Model: 511 - Drug Store Act. Year Built: 1928	Type: Occupancy - Base Rate	Building ID & Seq: 156883/0	Section Area/Vol: 4020	Perimeter: 446
Description:	Occupancy Type: Occupancy - Base Rate	Construction Class : C (Concrete Frame)		
Construction Quality: B - Average	Heating Type 1: 100% - Forced Hot Air	Heating Type 2 :		
Ventilation 1: 100% - No Ventilation	Ventilation 2:	Air Conditioning Type 1 : 100% - Central Unit - Packaged		
Air Conditioning Type 2:	Sprinklers 1: 100% - No Sprinklers	Sprinklers 2 :		
Elevators: No Elevators	Dock Height Area: 0	Storey Height : 10		
Total # of Storeys: Section: 01 Storey	Total # of Storeys: Building: 02 Storeys	Dock Leveler Type :		
Dock Leveler Size:	Dock Leveler Number:	Physical Condition : 0.7		
Sub Model: 511 - Drug Store Act. Year Built: 1928	Type: Occupancy - Base Rate	Building ID & Seq: 156883/1	Section Area/Vol: 3726	Perimeter: 446
Description:	Occupancy Type: Occupancy - Base Rate	Construction Class : C (Concrete Frame)		
Construction Quality: B - Average	Heating Type 1: 100% - Forced Hot Air	Heating Type 2 :		
Ventilation 1: 100% - No Ventilation	Ventilation 2:	Air Conditioning Type 1 : 100% - Central Unit - Packaged		
Air Conditioning Type 2:	Sprinklers 1: 100% - No Sprinklers	Sprinklers 2 :		
Elevators: No Elevators	Dock Height Area: 0	Storey Height : 10		
Total # of Storeys: Section: 01 Storey	Total # of Storeys: Building: 01 Storey	Dock Leveler Type :		
Dock Leveler Size:	Dock Leveler Number:	Physical Condition : 0.7		
Sub Model: 511 - Drug Store Act. Year Built: 1984	Type: Occupancy - Base Rate	Building ID & Seq: 156884/0	Section Area/Vol: 288	Perimeter: 34
Description:	Occupancy Type: Occupancy - Base Rate	Construction Class : C (Concrete Frame)		
Construction Quality: B - Average	Heating Type 1: 100% - Forced Hot Air	Heating Type 2 :		
Ventilation 1: 100% - No Ventilation	Ventilation 2:	Air Conditioning Type 1 : 100% - Central Unit - Packaged		
Air Conditioning Type 2:	Sprinklers 1: 100% - No Sprinklers	Sprinklers 2 :		
Elevators: No Elevators	Dock Height Area: 0	Storey Height : 10		
Total # of Storeys: Section: 01 Storey	Total # of Storeys: Building: 01 Storey	Dock Leveler Type :		
Dock Leveler Size:	Dock Leveler Number:	Physical Condition : 0.8		
Sub Model: 511 - Drug Store Act. Year Built: 1928	Type: Occupancy - Base Rate	Building ID & Seq: 156885/0	Section Area/Vol: 90	Perimeter: 28
Description:	Occupancy Type: Occupancy - Base Rate	Construction Class : C (Concrete Frame)		
Construction Quality: B - Average	Heating Type 1: 100% - Forced Hot Air	Heating Type 2 :		
Ventilation 1: 100% - No Ventilation	Ventilation 2:	Air Conditioning Type 1 : 100% - Central Unit - Packaged		
Air Conditioning Type 2:	Sprinklers 1: 100% - No Sprinklers	Sprinklers 2 :		
Elevators: No Elevators	Dock Height Area: 0	Storey Height : 10		
Total # of Storeys: Section: 01 Storey	Total # of Storeys: Building: 01 Storey	Dock Leveler Type :		

Municipality Name: TOWN OF BIGGAR		Assessment ID Number :	BIGGA-505012750	PID: 203678966
Dock Leveler Size:	Dock Leveler Number:		Physical Condition : 0.7	
Sub Model: 352 - Multiple Residences	Type: Occupancy - Base Rate	Building ID & Seq: 2847309/0	Section Area/Vol: 4026	Perimeter: 268
Act. Year Built: 1928				

Description:	Occupancy Type: Occupancy - Base Rate	Construction Class : C (Concrete Frame)
Construction Quality: C - Low Cost	Heating Type 1: 100% - Forced Hot Air	Heating Type 2 :
Ventilation 1: 100% - No Ventilation	Ventilation 2:	Air Conditioning Type 1 : 100% - No Air Conditioning
Air Conditioning Type 2:	Sprinklers 1: 100% - No Sprinklers	Sprinklers 2 :
Elevators: No Elevators	Number of Units: 1	Storey Height : 10
Total # of Storeys: Section: 01 Storey	Total # of Storeys: Building: 02 Storeys	Physical Condition : 1.0

Assessed & Taxable/Exempt Values (Summary)

Description	Appraised Values	Adjust Reason	Liability Subdivision	Tax Class	Percentage of value	Taxable	Adjust Reason	Exempt	Adjust Reason	Tax Status
Improvement	\$470,300		1	Comm & Industrial Other	85%	\$399,755				Taxable
Non-Agricultural	\$22,600		1	Comm & Industrial Other	85%	\$19,210				Taxable
Total of Assessed Values:										
	\$492,900				Total of Taxable/Exempt Values:	\$418,965				



Surface Parcel Number: 146460359

REQUEST DATE: Mon Aug 24 14:24:06 GMT-06:00 2026



Owner Name(s) : 102161461 SASKATCHEWAN LTD.

Municipality : TOWN OF BIGGAR

Title Number(s) : 156302355

Parcel Class : Parcel (Generic)

Land Description : Lot 44-Blk/Par 7-Plan 101562263 Ext 8

Source Quarter Section : NE-31-35-14-3

Commodity/Unit : Not Applicable

Area : 0 hectares (0 acres)

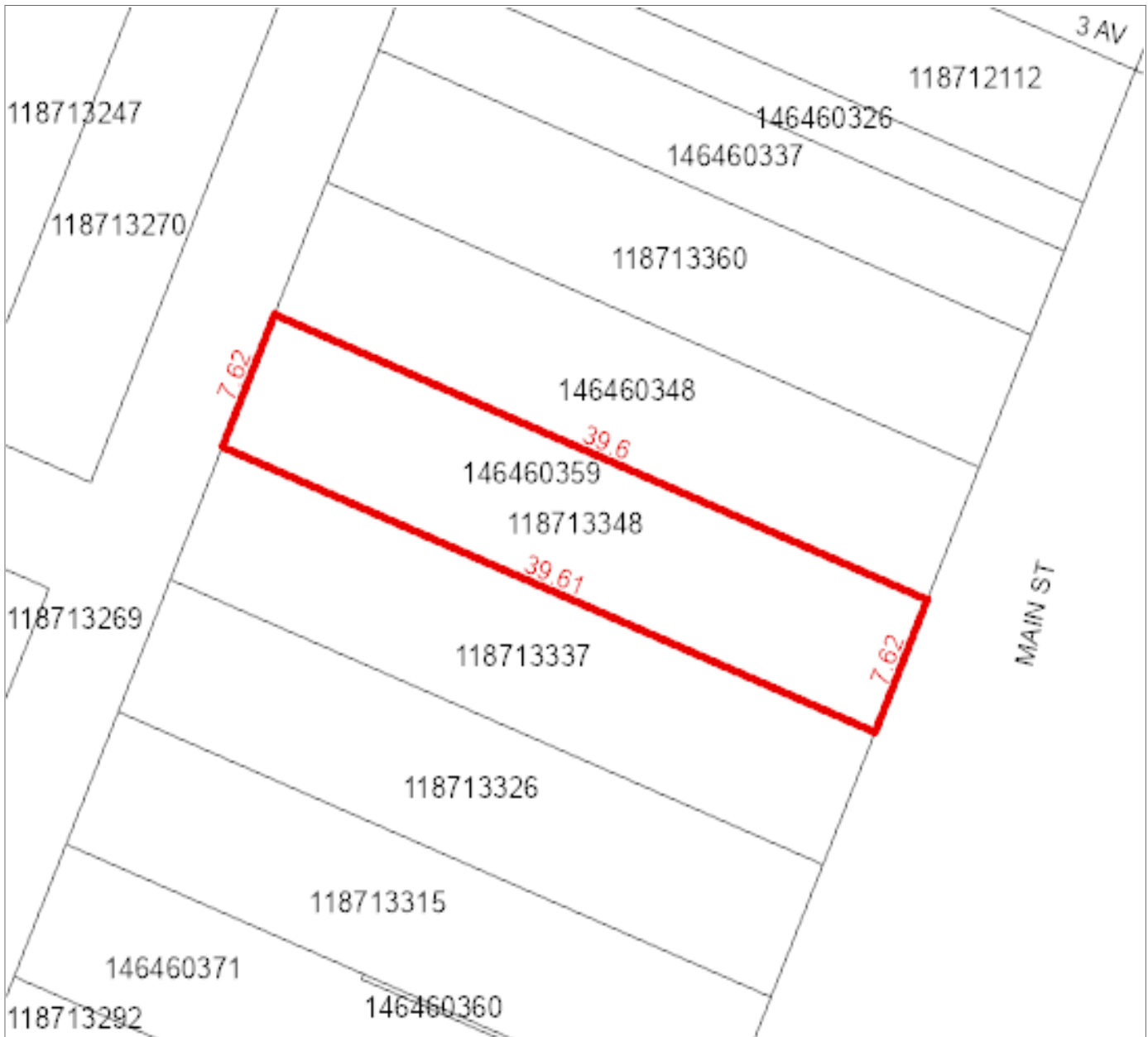
Converted Title Number : 90S07512

Ownership Share : 1:1



Surface Parcel Number: 118713348

REQUEST DATE: Mon Aug 24 14:23:56 GMT-06:00 2026



Owner Name(s) : 102161461 SASKATCHEWAN LTD.

Municipality : TOWN OF BIGGAR

Title Number(s) : 156302311

Parcel Class : Parcel (Generic)

Land Description : Lot 5-Blk/Par 7-Plan D4770 Ext 0

Source Quarter Section : NE-31-35-14-3

Commodity/Unit : Not Applicable

Area : 0.03 hectares (0.07 acres)

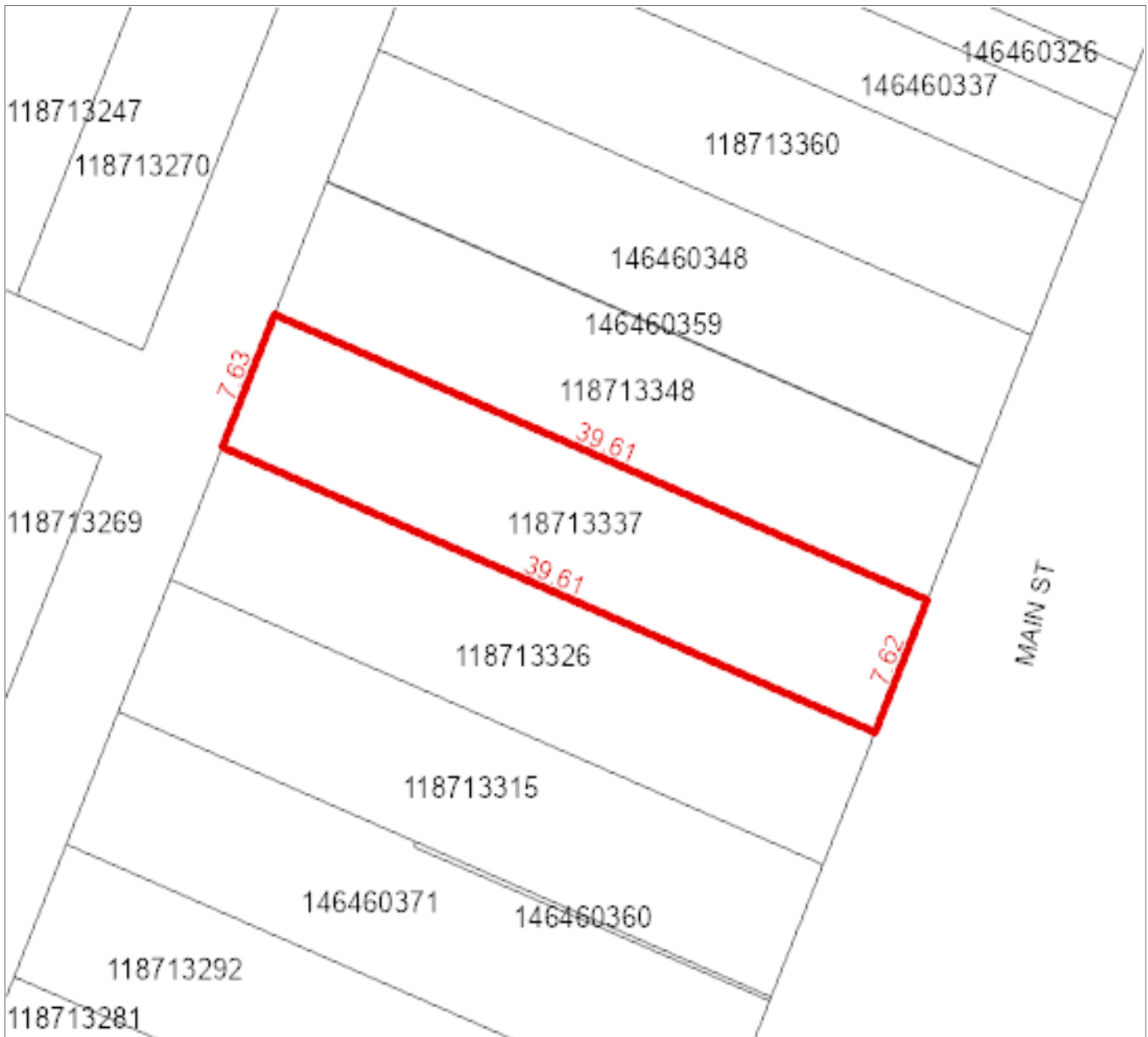
Converted Title Number : 90S07512

Ownership Share : 1:1



Surface Parcel Number: 118713337

REQUEST DATE: Mon Aug 24 14:23:29 GMT-06:00 2026



Owner Name(s) : 102161461 SASKATCHEWAN LTD.

Municipality : TOWN OF BIGGAR

Title Number(s) : 156302322

Parcel Class : Parcel (Generic)

Land Description : Lot 6-Blk/Par 7-Plan D4770 Ext 0

Source Quarter Section : NE-31-35-14-3

Commodity/Unit : Not Applicable

Area : 0.03 hectares (0.07 acres)

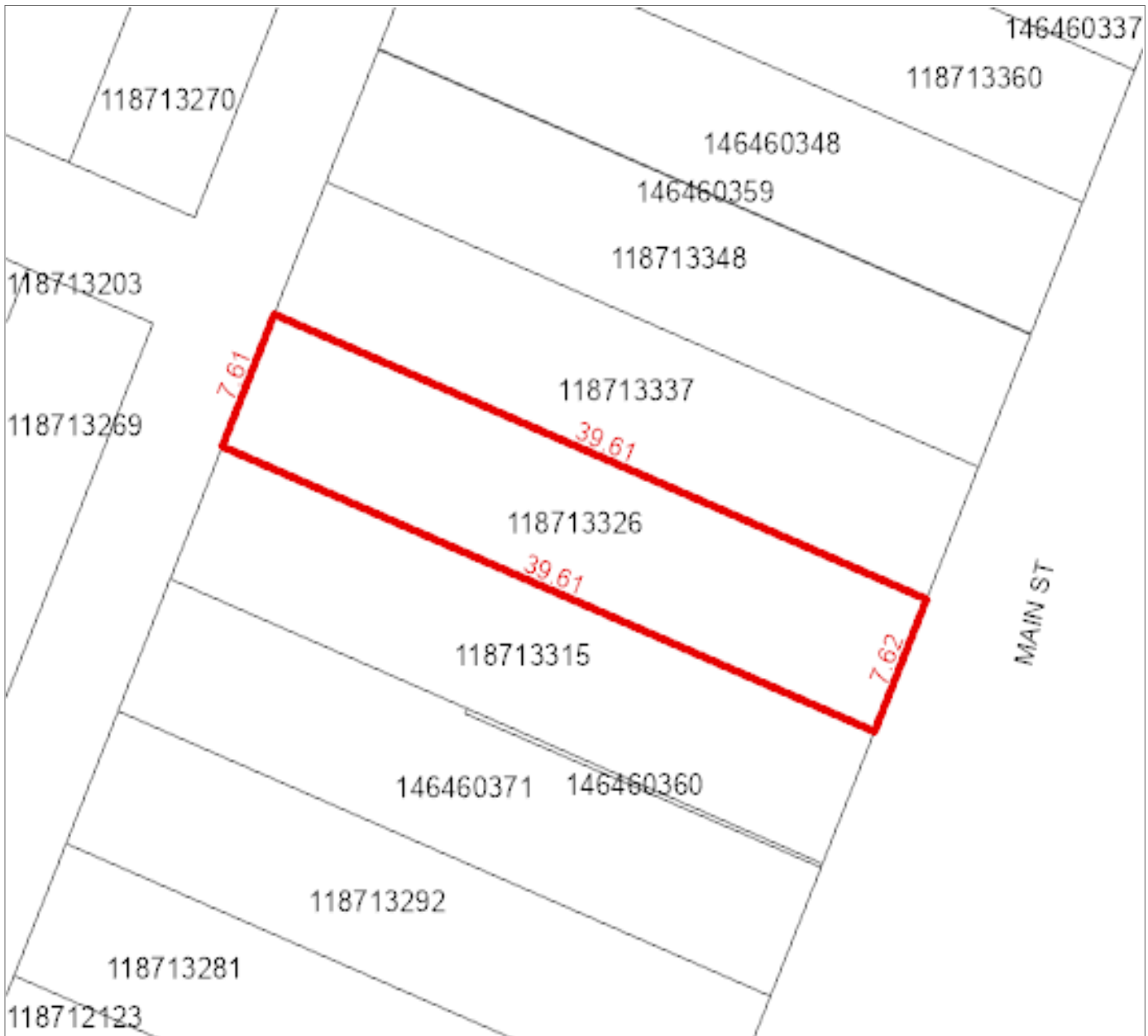
Converted Title Number : 90S07512

Ownership Share : 1:1



Surface Parcel Number: 118713326

REQUEST DATE: Mon Aug 24 14:23:43 GMT-06:00 2026



Owner Name(s) : 102161461 SASKATCHEWAN LTD.

Municipality : TOWN OF BIGGAR

Title Number(s) : 156302333

Parcel Class : Parcel (Generic)

Land Description : Lot 7-Blk/Par 7-Plan D4770 Ext 0

Source Quarter Section : NE-31-35-14-3

Commodity/Unit : Not Applicable

Area : 0.03 hectares (0.07 acres)

Converted Title Number : 90S07512

Ownership Share : 1:1