



Presented by:
Nicky Tu PREC*

Keller Williams Elite (MplRd)

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KW ELITE REALTY
KELLERWILLIAMS.

Active
R2165775
Board: V
Apartment/Condo

PH12 868 KINGSWAY STREET

Vancouver East

Fraser VE

V5V 3C3

Residential Attached

\$401,900 (LP)

(SP)



Sold Date: Frontage (feet): Original Price: **\$401,900**
Meas. Type: Frontage (metres): Approx. Year Built: **1999**
Depth / Size (ft.): Bedrooms: **2** Age: **18**
Lot Area (sq.ft.): **0.00** Bathrooms: **1** Zoning: **C-2**
Flood Plain: Full Baths: **1** Gross Taxes: **\$845.23**
Approval Req?: Half Baths: **0** For Tax Year: **2016**
Exposure: Maint. Fee: **\$274.84** Tax Inc. Utilities?: **No**
If new, GST/HST inc?: P.I.D.: **024-613-550**
Mgmt. Co's Name: **PACIFIC QUORUM** Tour:
Mgmt. Co's Phone: **604-685-3828**
View: :
Complex / Subdiv:
Services Connected: **Electricity, Natural Gas, Water**

Style of Home: **Penthouse**
Construction: **Frame - Wood**
Exterior: **Mixed**
Foundation: **Concrete Perimeter**
Rain Screen: **Full**
Renovations:
Water Supply: **City/Municipal**
Fireplace Fuel: **Gas - Natural**
Fuel/Heating: **Baseboard, Electric**
Outdoor Area: **Balcony(s)**
Type of Roof: **Torch-On**

Reno. Year:
R.I. Plumbing:
R.I. Fireplaces:
of Fireplaces: **1**

Total Parking: **1** Covered Parking: **1** Parking Access:
Parking: **Garage; Underground**
Locker:
Dist. to Public Transit:
Units in Development: **43** Dist. to School Bus:
Title to Land: **Freehold Strata** Total Units in Strata: **43**
Property Disc.: **Yes**
Fixtures Leased: :
Fixtures Rmvd: :
Floor Finish: **Hardwood, Mixed, Tile**

Maint Fee Inc: **Caretaker, Garbage Pickup, Gas, Hot Water, Management**
Legal: **PL LMS4006 LT 39 DL 301 LD 36**

Amenities: **Bike Room, Elevator, In Suite Laundry, Wheelchair Access**

Site Influences: **Central Location, Lane Access, Recreation Nearby**
Features:

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Living Room	11'2 x 7'6			x			x
Main	Dining Room	11' x 6'			x			x
Main	Kitchen	9' x 8'			x			x
Main	Master Bedroom	11'2 x 10'6			x			x
Main	Bedroom	9' x 8'			x			x
		x			x			x
		x			x			x
		x			x			x
		x			x			x
		x			x			x

Finished Floor (Main): 645	# of Rooms: 5	# of Kitchens: 1	# of Levels: 1	Bath	Floor	# of Pieces	Ensuite?	Outbuildings
Finished Floor (Above): 0	Crawl/Bsmt. Height:			1	Main	4	No	Barn:
Finished Floor (Below): 0	Restricted Age:			2				Workshop/Shed:
Finished Floor (Basement): 0	# of Pets: 1	Cats:	Dogs:	3				Pool:
Finished Floor (Total): 645 sq. ft.	# or % of Rentals Allowed:			4				Garage Sz:
	Bylaw Restrict: Pets Allowed w/Rest., Rentals			5				Door Height:
Unfinished Floor: 0	Allwd w/Restrctns			6				
Grand Total: 645 sq. ft.	Basement: None			7				
				8				

Listing Broker(s): **Dexter Associates Realty**

This south facing penthouse borders two of East Vancouver's most sought-after neighbourhoods; Mount Pleasant & Kensington-Cedar Cottage. With steps to transit and only minutes from downtown, wake up to fabulous neighbourhood views. This home is perfect for investors and home owners alike! Schools, recreation, dining and shopping is at your doorstep in this vibrant community. Take advantage of this rarely available, very spacious, south facing penthouse. Open House June 3/4 Sat/Sun 2-4pm



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Active
R2159688

Board: V
Apartment/Condo

206 2355 TRINITY STREET

Vancouver East
Hastings
V5L 1B9

Residential Attached

\$438,000 (LP)

(SP)



Sold Date: Frontage (feet): Original Price: **\$438,000**
Meas. Type: Frontage (metres): Approx. Year Built: **1974**
Depth / Size (ft.): Bedrooms: **2** Age: **43**
Lot Area (sq.ft.): **0.00** Bathrooms: **2** Zoning: **RM-3A**
Flood Plain: Full Baths: **1** Gross Taxes: **\$931.98**
Approval Req?: Half Baths: **1** For Tax Year: **2016**
Exposure: Maint. Fee: **\$380.71** Tax Inc. Utilities?: **No**
If new, GST/HST inc?: P.I.D.: **003-750-779**
Mgmt. Co's Name: **ATIRA PROPERTY MANAGEMENT** Tour:
Mgmt. Co's Phone: **604-439-8848**
View: :
Complex / Subdiv: **TRINITY APARTMENTS**
Services Connected: **Community, Electricity, Sanitary Sewer, Storm Sewer, Water**

Style of Home: **Corner Unit, Upper Unit**
Construction: **Frame - Wood**
Exterior: **Brick**
Foundation: **Concrete Perimeter**
Rain Screen:
Renovations:
Water Supply: **City/Municipal**
Fireplace Fuel: **Gas - Natural**
Fuel/Heating: **Baseboard, Electric**
Outdoor Area: **Balcony(s)**
Type of Roof: **Torch-On**

Reno. Year:
R.I. Plumbing:
R.I. Fireplaces:
of Fireplaces: **1**

Total Parking: **2** Covered Parking: **2** Parking Access: **Rear**
Parking: **Garage; Underground**
Locker: **Y**
Dist. to Public Transit: **1 BLK** Dist. to School Bus: **6 BLKS**
Units in Development: **24** Total Units in Strata: **24**
Title to Land: **Freehold Strata**
Property Disc.: **No**
Fixtures Leased: :
Fixtures Rmvd: :
Floor Finish: **Laminate, Tile, Wall/Wall/Mixed**

Maint Fee Inc: **Garbage Pickup, Gardening, Gas, Hot Water, Management**
Legal: **PL VAS237 LT 10 DL 184 LD 36**

Amenities: **Elevator, Shared Laundry, Storage**

Site Influences: **Central Location, Lane Access, Recreation Nearby, Shopping Nearby, Treed**
Features:

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Living Room	11'11 x 16'			x			x
Main	Dining Room	7'11 x 10'6			x			x
Main	Kitchen	7'11 x 7'10			x			x
Main	Master Bedroom	13' x 11'			x			x
Main	Bedroom	12'11 x 8'11			x			x
		x			x			x
		x			x			x
		x			x			x
		x			x			x
		x			x			x

Finished Floor (Main):	884	# of Rooms:5	# of Kitchens: 1	# of Levels: 1	Bath	Floor	# of Pieces	Ensuite?	Outbuildings
Finished Floor (Above):	0	Crawl/Bsmt. Height:			1	Main	2	No	Barn:
Finished Floor (Below):	0	Restricted Age:			2	Main	4	No	Workshop/Shed:
Finished Floor (Basement):	0	# of Pets:	Cats:	Dogs:	3				Pool:
Finished Floor (Total):	884 sq. ft.	# or % of Rentals Allowed:			4				Garage Sz:
		Bylaw Restrict: Pets Not Allowed, Rentals Not Allowed			5				Door Height:
Unfinished Floor:	0	Basement: None			6				
Grand Total:	884 sq. ft.				7				
					8				

Listing Broker(s): **RE/MAX Central**

Move right into this 2 bedroom, 2 bathroom home with flexible space & a cozy gas fireplace! Efficient floor plan offers large living & dining areas perfect for entertainment. Spacious master bedroom connects to ensuite bath through a walk-in closet. 2 side by side underground parking stalls included as well as a storage locker/ Laundry is conveniently located on every floor & the building is located walking distance to parks, transit, shopping & Hastings Village. No pets. No rental. Showings by appointments only.