



Presented by:
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Active
R2094748

E15 1088 MARINASIDE CRESCENT

Residential Attached

Board: V
 Other

Vancouver West
 Yaletown
 V6Z 3C4

\$429,000 (LP)

(SP)



Sold Date:	Frontage (feet):	Original Price: \$429,000
Meas. Type: Feet	Frontage (metres):	Approx. Year Built: 2002
Depth / Size (ft.):	Bedrooms: 0	Age: 14
Lot Area (sq.ft.): 0.00	Bathrooms: 0	Zoning: CD-1
Flood Plain: No	Full Baths: 0	Gross Taxes: \$1,958.54
Approval Req?: No	Half Baths: 0	For Tax Year: 2016
Exposure: South	Maint. Fee: \$216.00	Tax Inc. Utilities?: No
If new, GST/HST inc?: No		P.I.D.: 025-432-486
Mgmt. Co's Name: RANCHO		Tour:
Mgmt. Co's Phone: 604-684-4508		
View: Yes: FALSE CREEK WATERFRONT		
Complex / Subdiv: QUAYSIDE MARINA		
Services Connected: Electricity, Water		

Style of Home: **Other**
 Construction: **Concrete**
 Exterior: **Concrete**
 Foundation: **None**
 Rain Screen:
 Renovations:
 Water Supply: **City/Municipal**
 Fireplace Fuel: **None**
 Fuel/Heating: **Other**
 Outdoor Area: **None**
 Type of Roof: **Other**

Reno. Year:
 R.I. Plumbing:
 R.I. Fireplaces:
 # of Fireplaces: **0**

Total Parking: **1** Covered Parking: **1** Parking Access:
 Parking: **Garage; Underground**
 Locker: **N**
 Dist. to Public Transit:
 Units in Development:
 Title to Land: **Freehold Strata**
 Seller's Interest: **Court Ordered Sale**
 Property Disc.: **No**
 Fixtures Leased: **No**
 Fixtures Rmvd: **No**
 Floor Finish:

Maint Fee Inc: **Caretaker, Garbage Pickup, Management, Water**
 Legal: **LT 65 DL FC LD 36 PL LMS4705**

Amenities: **Shared Laundry, Storage, Wheelchair Access**

Site Influences: **Central Location, Gated Complex, Recreation Nearby, Shopping Nearby, Waterfront Property**
 Features:

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Other	25' x 25'						
		x			x			x
		x			x			x
		x			x			x
		x			x			x
		x			x			x
		x			x			x
		x			x			x
		x			x			x
		x			x			x

Finished Floor (Main): 50	# of Rooms: 1	# of Kitchens: 0	# of Levels: 1	Bath	Floor	# of Pieces	Ensuite?	Outbuildings
Finished Floor (Above): 0	Crawl/Bsmt. Height:			1	Main	0	No	Barn:
Finished Floor (Below): 0	Restricted Age:			2				Workshop/Shed:
Finished Floor (Basement): 0	# of Pets:	Cats:	Dogs:	3				Pool:
Finished Floor (Total): 50 sq. ft.	# or % of Rentals Allowed:			4				Garage Sz:
	Bylaw Restrict: Pets Allowed, Rentals Allowed			5				Door Height:
Unfinished Floor: 0				6				
Grand Total: 50 sq. ft.	Basement: None			7				
				8				

Listing Broker(s): **Prompton Real Estate Serv.Inc.**

Rarely available 50 foot strata titled marina slip with underground secured parking. Easy access for docking on the outside of E dock and sheltered from any waves by F dock. Electricity, fresh water, high speed internet and individual dock storage at the slip. Full time dock master, electronic gates, washrooms, showers, and laundry facilities. Excellent security for your yacht along with a great investment. Why lose money renting when you can your own slip? This is a court ordered sale subject to court approval. Schedule A must be included in any offer.