



Presented by:  
**Luis Ayala PREC\***

Metro Edge Realty  
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**Active**  
**R2431369**

Board: V  
Townhouse

**1125 HOMER STREET**

Vancouver West  
Yaletown  
V6B 0B1

Residential Attached

**\$1,349,000** (LP)   
(SP)



Sold Date:	Frontage (feet):	Original Price: <b>\$1,349,000</b>
Meas. Type:	Frontage (metres):	Approx. Year Built: <b>2008</b>
Depth / Size (ft.):	Bedrooms: <b>2</b>	Age: <b>12</b>
Lot Area (sq.ft.): <b>0.00</b>	Bathrooms: <b>3</b>	Zoning: <b>DD</b>
Flood Plain:	Full Baths: <b>2</b>	Gross Taxes: <b>\$3,209.13</b>
Council Apprv?:	Half Baths: <b>1</b>	For Tax Year: <b>2019</b>
Exposure:	Maint. Fee: <b>\$565.30</b>	Tax Inc. Utilities?:
If new, GST/HST inc?:		P.I.D.: <b>027-601-480</b>
Mgmt. Co's Name: <b>REMAX DWELL</b>		Tour: <b>Virtual Tour URL</b>
Mgmt. Co's Phone: <b>604-821-2999</b>		
View: <b>Yes: STREET VIEW</b>		
Complex / Subdiv: <b>H&amp;H</b>		
Services Connected: <b>Electricity</b>		
Sewer Type: <b>City/Municipal</b>		

Style of Home: <b>2 Storey</b>	Total Parking: <b>1</b>	Covered Parking: <b>1</b>	Parking Access:
Construction: <b>Brick, Concrete</b>	Parking: <b>Garage; Underground</b>		
Exterior: <b>Brick, Concrete, Glass</b>			Locker: <b>N</b>
Foundation: <b>Concrete Perimeter</b>	Dist. to Public Transit: <b>CLOSE</b>		Dist. to School Bus: <b>CLOSE</b>
Rain Screen:	Units in Development: <b>192</b>		Total Units in Strata: <b>192</b>
Renovations:	Title to Land: <b>Freehold Strata</b>		
Water Supply: <b>City/Municipal</b>	Property Disc.: <b>No</b>		
Fireplace Fuel: <b>Electric</b>	Fixtures Leased: <b>:</b>		
Fuel/Heating: <b>Baseboard, Electric</b>	Fixtures Rmvd: <b>:</b>		
Outdoor Area: <b>Balcony(s)</b>	Floor Finish: <b>Laminate, Mixed, Tile</b>		
Type of Roof: <b>Asphalt</b>			

Maint Fee Inc: **Caretaker, Gardening, Hot Water, Management, Recreation Facility**  
Legal: **STRATA LOT 15, PLAN BCS3027, DISTRICT LOT 541, GROUP 1, NEW WESTMINSTER LAND DISTRICT, TOGETHER WITH AN INTEREST IN THE COMMON PROPERTY IN PROPORTION TO THE UNIT ENTITLEMENT OF THE STRATA LOT AS SHOWN ON FORM 1 OR V, AS**  
Amenities: **Bike Room, Exercise Centre, In Suite Laundry**

Site Influences: **Central Location, Marina Nearby, Recreation Nearby, Shopping Nearby**  
Features: **ClthWsh/Dryr/Frdg/Stve/DW, Drapes/Window Coverings, Garage Door Opener**

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Living Room	17'0 x 12'2			x			x
Main	Kitchen	9'4 x 9'8			x			x
Main	Dining Room	8' x 5'11			x			x
Main	Storage	7'9 x 5'3			x			x
Above	Master Bedroom	9'2 x 21'7			x			x
Above	Bedroom	9'4 x 10'8			x			x
Above	Den	8'3 x 8'1			x			x
		x			x			x
		x			x			x
		x			x			x

Finished Floor (Main): <b>614</b>	# of Rooms: <b>7</b>	# of Kitchens: <b>1</b>	# of Levels: <b>2</b>	Bath	Floor	# of Pieces	Ensuite?	Outbuildings
Finished Floor (Above): <b>659</b>	Crawl/Bsmt. Height:			1	Main	2	No	Barn:
Finished Floor (Below): <b>0</b>	Restricted Age:			2	Above	5	Yes	Workshop/Shed:
Finished Floor (Basement): <b>0</b>	# of Pets:	Cats:	Dogs:	3	Above	3	No	Pool:
Finished Floor (Total): <b>1,273 sq. ft.</b>	# or % of Rentals Allowed:			4				Garage Sz:
	Bylaws: <b>Pets Allowed w/Rest., Rentals Allwd w/Restrctns</b>			5				Grg Dr Ht:
Unfinished Floor: <b>0</b>	Basement: <b>None</b>			6				
Grand Total: <b>1,273 sq. ft.</b>				7				
				8				

Listing Broker(s): **RE/MAX Crest Realty**

**Prompton Real Estate Services Inc.**

**Welcome to H&H located in Yaletown. Spacious Townhome on two levels! Main living has open plan, its own balcony & a 2 piece powder room & generous size in-suite storage. Open kitchen with granite counter tops, gas stove, SS appliances, kitchen island, and electric fireplace. Upper level w/2 bdrms & den/office. The master bedroom has a 5 piece (double sink) ensuite & a good size office/den area. Excellent amenities include a recreation centre, 1 parking stall & visitor parking available. Pets/rentals welcome. Ideal location steps to restaurants, shopping, seawall, and Canada Line. OPEN HOUSE SAT/SUN 2-4PM.**



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**Active**  
**R2431779**  
Board: V  
Apartment/Condo

**617 138 E HASTINGS STREET**

Vancouver East  
Downtown VE  
V6A 1N4

Residential Attached

**\$371,000** (LP)  
(SP)



Sold Date:  
Meas. Type: **Feet**  
Depth / Size (ft.):  
Lot Area (sq.ft.): **0.00**  
Flood Plain:  
Council Apprv?:  
Exposure: **South**  
If new, GST/HST inc?:  
Mgmt. Co's Name: **First Service**  
Mgmt. Co's Phone: **604-683-8900**  
View: **Yes: Historic Chinatown, Downtown,**  
Complex / Subdiv:  
Services Connected: **Electricity, Sanitary Sewer, Storm Sewer**  
Sewer Type: **City/Municipal**

Frontage (feet):  
Frontage (metres):  
Bedrooms: **1**  
Bathrooms: **1**  
Full Baths: **1**  
Half Baths: **0**  
Maint. Fee: **\$171.37**

Original Price: **\$379,900**  
Approx. Year Built: **2015**  
Age: **5**  
Zoning: **DEOD**  
Gross Taxes: **\$1,062.88**  
For Tax Year: **2019**  
Tax Inc. Utilities?: **No**  
P.I.D.: **029-719-496**  
Tour:

Style of Home: <b>Penthouse, Upper Unit</b>	Total Parking: <b>1</b>	Covered Parking: <b>1</b>	Parking Access: <b>Rear</b>
Construction: <b>Concrete, Frame - Wood</b>	Parking: <b>Garage Underbuilding</b>		Locker: <b>Y</b>
Exterior: <b>Mixed</b>	Dist. to Public Transit: <b>Close</b>		Dist. to School Bus: <b>Close</b>
Foundation: <b>Concrete Perimeter</b>	Units in Development:		Total Units in Strata: <b>110</b>
Rain Screen:	Title to Land: <b>Freehold Strata</b>		
Renovations:	Property Disc.: <b>No</b>		
Water Supply: <b>City/Municipal</b>	Fixtures Leased: <b>:</b>		
Fireplace Fuel:	Fixtures Rmvd: <b>:</b>		
Fuel/Heating: <b>Electric</b>	Floor Finish: <b>Laminate, Mixed</b>		
Outdoor Area: <b>None</b>			
Type of Roof: <b>Torch-On</b>			
Reno. Year:			
R.I. Plumbing:			
Metered Water:			
R.I. Fireplaces: <b>0</b>			
# of Fireplaces: <b>0</b>			

Maint Fee Inc: **Caretaker, Garbage Pickup, Management**  
Legal: **STRATA LOT 79, PLAN EPS3084, DISTRICT LOT 196, GROUP 1, NEW WESTMINSTER LAND DISTRICT**

Amenities: **Elevator, Garden, In Suite Laundry**

Site Influences: **Central Location, Recreation Nearby, Shopping Nearby**  
Features:

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Living Room	12' x 12'			x			x
Main	Kitchen	12' x 4'			x			x
Main	Master Bedroom	12' x 12'			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): <b>448</b>	# of Rooms: <b>3</b>	# of Kitchens: <b>1</b>	# of Levels: <b>1</b>	Bath: <b>1</b>	Floor: <b>Main</b>	# of Pieces: <b>3</b>	Ensuite?: <b>No</b>	Outbuildings
Finished Floor (Above): <b>0</b>	Crawl/Bsmt. Height:			2				Barn:
Finished Floor (Below): <b>0</b>	Restricted Age:			3				Workshop/Shed:
Finished Floor (Basement): <b>0</b>	# of Pets: <b>2</b>	Cats: <b>Yes</b>	Dogs: <b>Yes</b>	4				Pool:
Finished Floor (Total): <b>448 sq. ft.</b>	# or % of Rentals Allowed: <b>100%</b>			5				Garage Sz:
	Bylaws: <b>Pets Allowed w/Rest., Rentals Allowed</b>			6				Grg Dr Ht:
Unfinished Floor: <b>0</b>				7				
Grand Total: <b>448 sq. ft.</b>	Basement: <b>None</b>			8				

Listing Broker(s): **Sutton Group-West Coast Realty**

**NEWER, AFFORDABLE, Top Floor, South Facing, One bedroom suite with 1 PARKING STALL & Storage. Features inc 9 FT CEILINGS, European style cabinetry, & laminate flooring. Also in this building is a community garden, courtyard with harvest table, & bike storage. Walk to Gastown, Chinatown, & Tinseltown. Rentals & Pets Allowed.**