



Presented by:
Nicky Tu
 Keller Williams Elite (MplRd)
 Phone: 604-767-5913
 nickyhmtu@gmail.com



Active
R2059347

Board: V
 Apartment/Condo

206 5189 GASTON STREET

Vancouver East
 Collingwood VE
 V5R 6C7

Residential Attached

\$287,900 (LP)

(SP)



Sold Date:
 Meas. Type: **Feet**
 Depth / Size (ft.):
 Lot Area (sq.ft.): **0.00**
 Flood Plain: **No**
 Approval Req?:
 Exposure:
 If new, GST/HST inc?:
 Mgmt. Co's Name: **Ascent**
 Mgmt. Co's Phone: **604-431-1800**
 View: **Yes: Courtyard**
 Complex / Subdiv: **MACGREGOR**
 Services Connected: **Electricity, Sanitary Sewer, Storm Sewer, Water**

Frontage (feet):
 Frontage (metres):
 Bedrooms: **1**
 Bathrooms: **1**
 Full Baths: **1**
 Half Baths: **0**
 Maint. Fee: **\$252.16**

Original Price: **\$319,900**
 Approx. Year Built: **1995**
 Age: **21**
 Zoning: **CD-1**
 Gross Taxes: **\$943.59**
 For Tax Year: **2015**
 Tax Inc. Utilities?: **No**
 P.I.D.: **023-267-828**
 Tour:

Style of Home: **Inside Unit**
 Construction: **Concrete**
 Exterior: **Concrete, Glass**
 Foundation: **Concrete Perimeter**
 Rain Screen:
 Renovations:
 Water Supply: **City/Municipal**
 Fireplace Fuel:
 Fuel/Heating: **Baseboard, Electric**
 Outdoor Area: **Balcony(s)**
 Type of Roof: **Tar & Gravel**

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

Total Parking: **1** Covered Parking: **1** Parking Access: **Front**
 Parking: **Garage Underbuilding**
 Locker: **N**
 Dist. to Public Transit: **1 block**
 Units in Development: **238**
 Title to Land: **Freehold Strata**
 Seller's Interest: **Court Ordered Sale**
 Property Disc.: **No**
 Fixtures Leased: **No**
 Fixtures Rmvd: **No**
 Floor Finish: **Laminate, Wall/Wall/Mixed**

Maint Fee Inc: **Caretaker, Garbage Pickup, Gardening, Hot Water, Management, Recreation Facility, Snow removal**
 Legal: **ST. LOT 14 DIST LOTS 36 & 37 GROUP 1 NEW WESTMINSTER DISTRICT STRATA PLAN LMS2211**

Amenities: **Elevator, In Suite Laundry, Recreation Center, Storage, Wheelchair Access**

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

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Living Room	12' x 11'			x			x
Main	Dining Room	11' x 8'			x			x
Main	Kitchen	8'6 x 7'7			x			x
Main	Bedroom	13' x 9'3			x			x
Main	Den	9' x 8'			x			x
Main	Steam Room	7'6 x 3'			x			x
		x			x			x
		x			x			x
		x			x			x
		x			x			x

Finished Floor (Main):	695	# of Rooms:	6	# 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:		Cats:		Dogs:		3				Pool:
Finished Floor (Total):	695 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:	695 sq. ft.	Basement:	None					7				
								8				

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

Located in convenient Collingwood close to Metrotown, downtown and just steps to the Skytrain station. Solid 1 bedroom and den with 695 sq. ft. and facing the inner courtyard (quiet). Close to shopping, restaurants, parks, schools and all other amenities. Comes with 1 underground parking stall and in-suite storage. In-suite laundry as well. Pets and rentals allowed with restrictions (currently at max with a waiting list)



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Active
R2071194
 Board: V
 Apartment/Condo

207 1238 BURNARD STREET
 Vancouver West
 Downtown VW
 V6Z 3E1

Residential Attached
\$379,000 (LP)
 (SP)



Sold Date: Frontage (feet): Original Price: **\$379,000**
 Meas. Type: Frontage (metres): Approx. Year Built: **2003**
 Depth / Size (ft.): Bedrooms: **1** Age: **13**
 Lot Area (sq.ft.): **0.00** Bathrooms: **1** Zoning: **DD**
 Flood Plain: Full Baths: **1** Gross Taxes: **\$1,293.93**
 Approval Req?: Half Baths: **0** For Tax Year: **2015**
 Exposure: **South** Maint. Fee: **\$321.15** Tax Inc. Utilities?: **No**
 If new, GST/HST inc?: P.I.D.: **025-727-982**
 Mgmt. Co's Name: **COLYVAN** Tour:
 Mgmt. Co's Phone:
 View: **:**
 Complex / Subdiv: **ALTADENA**
 Services Connected: **Electricity, Natural Gas, Sanitary Sewer, Water**

Style of Home: Corner Unit	Total Parking: Covered Parking: 1	Parking Access: Lane
Construction: Concrete	Parking: Garage; Underground	Locker: N
Exterior: Mixed		Dist. to School Bus:
Foundation: Concrete Perimeter	Reno. Year:	Total Units in Strata:
Rain Screen:	R.I. Plumbing:	
Renovations:	R.I. Fireplaces:	
Water Supply: City/Municipal	# of Fireplaces: 1	
Fireplace Fuel: Gas - Natural	Dist. to Public Transit:	
Fuel/Heating: Electric	Units in Development: 105	
Outdoor Area: Balcony(s) Patio(s) Dck(s)	Title to Land: Freehold Strata	
Type of Roof: Other	Seller's Interest: Court Ordered Sale	
	Property Disc.: Yes	
	Fixtures Leased: No	
	Fixtures Rmvd: No	
	Floor Finish: Other	

Maint Fee Inc: **Garbage Pickup, Gas, Hot Water, Management, Recreation Facility**
 Legal: **PL BCS478 LT 6 DL 541 LD 36**

Amenities: **Bike Room, Exercise Centre, In Suite Laundry**

Site Influences: **Central Location**
 Features: **ClthWsh/Dryr/Frdg/Stve/DW**

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Living Room	14' x 9'			x			x
Main	Dining Room	7' x 9'1			x			x
Main	Kitchen	7'7 x 8'2			x			x
Main	Bedroom	10' x 14'			x			x
Main	Storage	8'2 x 5'			x			x
		x			x			x
		x			x			x
		x			x			x
		x			x			x
		x			x			x

Finished Floor (Main): 611	# 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: 2	Cats: Y	Dogs: Y	3				Pool:
Finished Floor (Total): 611 sq. ft.	# or % of Rentals Allowed:			4				Garage Sz:
	Bylaw Restrict: Pets Allowed w/Rest., Rentals Allowed			5				Door Height:
Unfinished Floor: 0	Basement: None			6				
Grand Total: 611 sq. ft.				7				
				8				

Listing Broker(s): **Coldwell Banker Premier Realty**

Cute, very private 1 bedroom corner suite on the 2nd floor of the Altadena. There is a private 170 sq ft garden patio, 9'7" ceilings, and a gas fireplace that faces both the living room and the bedroom. The sunny kitchen has windows overlooking the garden area. A large in-suite storage room can be used as a home office. Great amenities in this building include gym, steam room, sauna, visitor parking. Close to all amenities, walking distance to beaches and downtown. Pet friendly, rentals allowed. Accepted offer, court date for July T.B.A.



Presented by:
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Active
R2020425
 Board: V
 Townhouse

5648 WESSEX STREET
 Vancouver East
 Killarney VE
 V5R 6G7

Residential Attached
\$519,000 (LP)
 (SP)



Sold Date: _____ Frontage (feet): _____ Original Price: **\$485,000**
 Meas. Type: **Feet** Frontage (metres): _____ Approx. Year Built: **1999**
 Depth / Size (ft.): _____ Bedrooms: **3** Age: **17**
 Lot Area (sq.ft.): **0.00** Bathrooms: **3** Zoning: **MF**
 Flood Plain: _____ Full Baths: **2** Gross Taxes: **\$2,541.52**
 Approval Req?: **No** Half Baths: **1** For Tax Year: **2015**
 Exposure: **West** Maint. Fee: **\$434.89** Tax Inc. Utilities?: _____
 If new, GST/HST inc?: _____ P.I.D.: **024-593-125**
 Mgmt. Co's Name: **STRATA CO.** Tour: **Virtual Tour URL**
 Mgmt. Co's Phone: **604-294-4141**
 View: **No :**
 Complex / Subdiv: **KILLARNEY VILLA**
 Services Connected: **Electricity, Water**

Style of Home: **2 Storey**
 Construction: **Frame - Wood**
 Exterior: **Mixed, Vinyl**
 Foundation: **Concrete Perimeter**
 Rain Screen: **No**
 Renovations: **Partly**
 Water Supply: **City/Municipal**
 Fireplace Fuel: **Gas - Natural**
 Fuel/Heating: **Electric**
 Outdoor Area: **Balcony(s)**
 Type of Roof: **Other**

Reno. Year: _____
 R.I. Plumbing: **No**
 R.I. Fireplaces: _____
 # of Fireplaces: **1**

Total Parking: **2** Covered Parking: **2** Parking Access: _____
 Parking: **Garage; Underground**
 Locker: **Y**
 Dist. to Public Transit: **1 BLOCK**
 Units in Development: **28** Dist. to School Bus: **NEAR**
 Title to Land: **Freehold Strata** Total Units in Strata: **28**
 Seller's Interest: **Court Ordered Sale**
 Property Disc.: **No**
 Fixtures Leased: **No :**
 Fixtures Rmvd: _____
 Floor Finish: **Laminate, Wall/Wall/Mixed**

Maint Fee Inc: **Management**
 Legal: **PL LMS3991 LT 5 DL 37 LD 36**

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

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

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Living Room	12'3 x 14'3			x			x
Main	Kitchen	15'7 x 13'3			x			x
Main	Storage	4'3 x 5'9			x			x
Above	Master Bedroom	13'1 x 15'3			x			x
Above	Walk-In Closet	5' x 5'			x			x
Above	Bedroom	9'8 x 10'			x			x
Above	Bedroom	11' x 8'8			x			x
		x			x			x
		x			x			x
		x			x			x

Finished Floor (Main):	578	# of Rooms: 7	# of Kitchens: 1	# of Levels: 2	Bath	Floor	# of Pieces	Ensuite?	Outbuildings
Finished Floor (Above):	771	Crawl/Bsmt. Height:			1	Main	2	No	Barn:
Finished Floor (Below):	0	Restricted Age:			2	Above	4	No	Workshop/Shed:
Finished Floor (Basement):	0	# of Pets: 2	Cats: Y	Dogs: Y	3	Above	4	Yes	Pool:
Finished Floor (Total):	1,349 sq. ft.	# or % of Rentals Allowed:			4				Garage Sz:
		Bylaw Restrict: Pets Allowed, Rentals Allowed			5				Door Height:
Unfinished Floor:	0				6				
Grand Total:	1,349 sq. ft.	Basement: None			7				
					8				

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

RE/MAX City Realty

3 BR & 3 bath townhouse near Safeway on Kingsway near Joyce. Ground level entrance from a nice outdoor patio facing W. Main flr has living room, dining, kitchen & 2 pce bath shows nicely w/newer laminate floor. There is a back door opening to the underground parking. Top flr has 3 brs & 2 full bathrooms. Master has a walkin closet & soaker tub. Small outside patio area off the 3rd BR. There is one unit above this home. This is a 28 unit complex, parking incl. 2 Pets, any size ok & Rentals ok. Rented 1750/mo.



Presented by:
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Active
R2051795

Board: V
 Townhouse

5665 SENLAC STREET

Vancouver East
 Killarney VE
 V5R 6G8

Residential Attached

\$519,000 (LP)

(SP)



Sold Date:
 Meas. Type:
 Depth / Size (ft.):
 Lot Area (sq.ft.): **0.00**
 Flood Plain:
 Approval Req?: **No**
 Exposure: **East**
 If new, GST/HST inc?:

Frontage (feet):
 Frontage (metres):
 Bedrooms: **3**
 Bathrooms: **3**
 Full Baths: **2**
 Half Baths: **1**
 Maint. Fee: **\$435.58**

Original Price: **\$519,000**
 Approx. Year Built: **1999**
 Age: **17**
 Zoning: **MF**
 Gross Taxes: **\$2,541.53**
 For Tax Year: **2015**
 Tax Inc. Utilities?:
 P.I.D.: **024-593-184**
 Tour:

Mgmt. Co's Name: **STRATA CO.**
 Mgmt. Co's Phone: **604-294-4141**
 View: **No :**
 Complex / Subdiv: **KILLARNEY VILLA**
 Services Connected: **Electricity**

Style of Home: **2 Storey**
 Construction: **Frame - Wood**
 Exterior: **Mixed, Vinyl**
 Foundation: **Concrete Perimeter**
 Rain Screen: **No**
 Renovations: **Partly**
 Water Supply: **City/Municipal**
 Fireplace Fuel: **Gas - Natural**
 Fuel/Heating: **Electric**
 Outdoor Area: **Balcony(s)**
 Type of Roof: **Other**

Reno. Year:
 R.I. Plumbing: **No**
 R.I. Fireplaces:
 # of Fireplaces: **1**

Total Parking: **2** Covered Parking: **2** Parking Access:
 Parking: **Garage; Underground**
 Locker: **Y**
 Dist. to Public Transit: **1 BLOCK**
 Units in Development: **28**
 Title to Land: **Freehold Strata**
 Seller's Interest: **Court Ordered Sale**
 Property Disc.: **No**
 Fixtures Leased: **No :**
 Fixtures Rmvd: **:**
 Floor Finish: **Laminate, Wall/Wall/Mixed**

Maint Fee Inc: **Management**
 Legal: **PL LMS3991 LT 11 DL 37 LD 36**

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

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

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Living Room	12'3 x 14'3			x			x
Main	Kitchen	15'7 x 13'3			x			x
Main	Storage	4'3 x 5'9			x			x
Above	Master Bedroom	13'1 x 15'3			x			x
Above	Walk-In Closet	5' x 5'			x			x
Above	Bedroom	9'8 x 10'			x			x
Above	Bedroom	11' x 8'8			x			x
		x			x			x
		x			x			x
		x			x			x

Finished Floor (Main):	578	# of Rooms: 7	# of Kitchens: 1	# of Levels: 2	Bath	Floor	# of Pieces	Ensuite?	Outbuildings
Finished Floor (Above):	773	Crawl/Bsmt. Height:			1	Main	2	No	Barn:
Finished Floor (Below):	0	Restricted Age:			2	Above	4	No	Workshop/Shed:
Finished Floor (Basement):	0	# of Pets: 2	Cats: Y	Dogs: Y	3	Above	4	Yes	Pool:
Finished Floor (Total):	1,351 sq. ft.	# or % of Rentals Allowed:			4				Garage Sz:
		Bylaw Restrict: Pets Allowed, Rentals Allowed			5				Door Height:
Unfinished Floor:	0				6				
Grand Total:	1,351 sq. ft.	Basement: None			7				
					8				

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

RE/MAX City Realty

3 BR & 3 bath townhouse near Safeway on Kingsway near Joyce. Ground level entrance from a nice outdoor patio facing E. Main flr has living room, dining, kitchen & 2 pce bath shows nicely w/ newer laminate floor. There is a back door opening to the underground parking. Top flr has 3 brs & 2 full bathrooms. Master has a walkin closet & soaker tub. Small outside patio area off the 3rd BR. There is one unit above this home. This is a 28 unit complex, parking incl. 2 Pets, any size ok & Rentals ok. Rented 1700/mo.



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Active
R2083427
 Board: V
 Townhouse

7362 BRANDYWINE PLACE
 Vancouver East
 Champlain Heights
 V5S 3Z7

Residential Attached
\$589,900 (LP)
 (SP)



Sold Date: Frontage (feet): Original Price: **\$589,900**
 Meas. Type: Frontage (metres): Approx. Year Built: **1982**
 Depth / Size (ft.): Bedrooms: **3** Age: **34**
 Lot Area (sq.ft.): **0.00** Bathrooms: **3** Zoning: **CD-1**
 Flood Plain: **No** Full Baths: **2** Gross Taxes: **\$1,725.25**
 Approval Req?: Half Baths: **1** For Tax Year: **2015**
 Exposure: **West** Maint. Fee: **\$423.00** Tax Inc. Utilities?: **No**
 If new, GST/HST inc?: P.I.D.: **005-576-202**
 Mgmt. Co's Name: **Associa** Tour:
 Mgmt. Co's Phone: **604-591-6060**
 View: **:**
 Complex / Subdiv: **PARKLANE**
 Services Connected: **Electricity, Natural Gas, Water**

Style of Home: **2 Storey w/Bsmt.**
 Construction: **Frame - Wood**
 Exterior: **Wood**
 Foundation: **Concrete Perimeter**
 Rain Screen:
 Renovations:
 Water Supply: **City/Municipal**
 Fireplace Fuel: **Wood**
 Fuel/Heating: **Electric**
 Outdoor Area: **Balcny(s) Patio(s) Dck(s)**
 Type of Roof: **Asphalt**

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

Total Parking: **2** Covered Parking: **2** Parking Access: **Front**
 Parking: **Garage; Double**
 Locker:
 Dist. to Public Transit: **CLOSE** Dist. to School Bus: **CLOSE**
 Units in Development:
 Title to Land: **Leasehold prepaid-Strata** Total Units in Strata:
 Seller's Interest: **Court Ordered Sale**
 Property Disc.: **No**
 Fixtures Leased: **No**
 Fixtures Rmvd: **:**
 Floor Finish: **Mixed**

Maint Fee Inc: **Garbage Pickup, Gardening, Management, Recreation Facility**
 Legal: **PL VAS611 LT 46 DL 335 LD 36**

Amenities: **In Suite Laundry, Pool; Outdoor**

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

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Living Room	19'3 x 11'8			x			x
Main	Kitchen	12'4 x 11'			x			x
Main	Dining Room	12'8 x 12'4			x			x
Above	Master Bedroom	15'4 x 12'3			x			x
Above	Bedroom	0' x 0'			x			x
Above	Bedroom	0' x 0'			x			x
Below	Recreation	13'6 x 11'8			x			x
Below	Laundry	8'8 x 8'6			x			x
Below	Bar Room	5'6 x 5'5			x			x
		x			x			

Finished Floor (Main):	645	# of Rooms:	9	# of Kitchens:	1	# of Levels:	3	Bath	Floor	# of Pieces	Ensuite?	Outbuildings
Finished Floor (Above):	686	Crawl/Bsmt. Height:						1	Above	4	Yes	Barn:
Finished Floor (Below):	369	Restricted Age:						2	Above	4	No	Workshop/Shed:
Finished Floor (Basement):	0	# of Pets:		Cats:		Dogs:		3	Below	2	No	Pool:
Finished Floor (Total):	1,700 sq. ft.	# or % of Rentals Allowed:						4				Garage Sz: 18'2X11'10
Unfinished Floor:	0	Bylaw Restrict: Pets Allowed w/Rest., Rentals Not Allowed						5				Door Height:
Grand Total:	1,700 sq. ft.	Basement: Fully Finished						6				
								7				
								8				

Listing Broker(s): **Sutton Grp-West Coast (Brdwy)**

Enjoy nice and quiet neighbourhood at Parklane. Parks and golf course nearby. Private east facing backyard with patio. Decent sized bedrooms. Master bedroom with ensuite & lots of closet space. Spacious living room, kitchen & dining room. Recreation room & bar area in basement. Great school catchment. K-7 Champlain Heights Elementary, 8-12 Killarney Secondary. Open house Sun July 3, 2-4pm