



Presented by:
Mylyne Santos PREC*

Stonehaus Realty Corp.
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Active
R2648337

Board: V
Apartment/Condo

200 2468 E BROADWAY

Vancouver East
Renfrew Heights
V5M 4V1

Residential Attached

\$274,900 (LP)

(SP)



Sold Date:	If new, GST/HST inc?:	Original Price: \$283,500
Meas. Type: Feet	Bedrooms: 2	Approx. Year Built: 1995
Frontage(feet):	Bathrooms: 2	Age: 27
Frontage(metres):	Full Baths: 2	Zoning: CD-1
Depth / Size (ft.):	Half Baths: 0	Gross Taxes: \$751.09
Sq. Footage: 0.00		For Tax Year: 2021
Flood Plain:	P.I.D.: 019-002-262	Tax Inc. Utilities?: No
View: No		Tour:
Complex / Subdiv:		
Services Connctd: Electricity, Sanitary Sewer, Water		
Sewer Type: City/Municipal	Water Supply: City/Municipal	

Style of Home: **1 Storey**
Construction: **Frame - Wood**
Exterior: **Stucco**
Foundation: **Concrete Perimeter**

Renovations:
of Fireplaces: R.I. Fireplaces:
Fireplace Fuel:
Fuel/Heating: **Electric**
Outdoor Area: **Balcony(s)**
Type of Roof: **Other**

Reno. Year:
Rain Screen:
Metered Water:
R.I. Plumbing:

Total Parking: **1** Covered Parking: **1** Parking Access: **Front**
Parking: **Garage; Underground**
Dist. to Public Transit:
Title to Land: **Freehold Strata**
Property Disc.: **Yes**
Fixtures Leased: :
Fixtures Rmvd: :
Floor Finish: **Laminate, Tile**

Dist. to School Bus:

Legal: **019-002-262 STRATA LOT 158, PLAN LMS1509, PART SW1/4, DISTRICT LOT THSL, SECTION 34, 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**

Amenities: **None**

Site Influences:
Features:

Finished Floor (Main): 1,014	Units in Development:	Tot Units in Strata:	Locker: Yes
Finished Floor (Above): 0	Exposure:	Storeys in Building:	
Finished Floor (AbvMain2): 0	Mgmt. Co's Name:	Mgmt. Co's #:	
Finished Floor (Below): 0	Maint Fee: \$477.00	Council/Park Apprv?:	
Finished Floor (Basement): 0	Maint Fee Includes: Gardening, Recreation Facility		
Finished Floor (Total): 1,014 sq. ft.			
Unfinished Floor: 0			
Grand Total: 1,014 sq. ft.	Bylaws Restrictions: Pets Allowed w/Rest., Rentals Allowed		
Suite: None	Restricted Age:	# of Pets:	Cats: Dogs:
Basement: None	# or % of Rentals Allowed:		
Crawl/Bsmt. Ht:	Short Term(<1yr)Rnt/Lse Alwd?: No		
# of Kitchens: 1	Short Term Lse-Details:		
# of Levels: 1			
# of Rooms: 8			

Floor	Type	Dimensions	Floor	Type	Dimensions	Bath	Floor	# of Pieces	Ensuite?
Main	Living Room	12' x 14'			x	1	Main	4	Yes
Main	Dining Room	9' x 12'			x	2	Main	3	No
Main	Kitchen	7'6 x 8'			x	3			
Main	Den	8' x 9'			x	4			
Main	Bedroom	11' x 11'			x	5			
Main	Bedroom	9' x 13'			x	6			
Main	Laundry	5'6 x 6'			x	7			
Main	Foyer	3'4 x 9'			x	8			

Listing Broker(s): **Sutton Group Seafair Realty**

Foreclosure. Property sold 'as is'. Measurements are approx., buyer to measure if deemed important. This spacious corner unit offer 2 bedrooms, Den, 2 full baths, and full laundry room. This Complex has problems and buyers will have to consider future special assessments/levies and thus the unit is priced accordingly. This complex has an outdoor swimming pool and gym. Great location near East Broadway & Nanaimo, close to Commercial Sky train Station, schools and restaurants. Allow time for showings. SPECIAL LEVY amount of \$240,000+ is not included in the purchase price and is to be paid by Buyers.



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Active
R2634430

Board: V
 Other

1207 567 HORNBY STREET

Vancouver West
 Downtown VW
 V6C 2E8

Residential Attached

\$499,999 (LP)

(SP)



Sold Date:	If new, GST/HST inc?: Yes	Original Price: \$549,000
Meas. Type:	Bedrooms: 1	Approx. Year Built: 1999
Frontage(feet):	Bathrooms: 1	Age: 23
Frontage(metres):	Full Baths: 1	Zoning: DD
Depth / Size (ft.):	Half Baths: 0	Gross Taxes: \$418.80
Sq. Footage: 0.00		For Tax Year: 2021
Flood Plain:	P.I.D.: 024-455-466	Tax Inc. Utilities?: No
View: :		Tour:
Complex / Subdiv:		
Services Connctd: Community, Electricity, Water		
Sewer Type: City/Municipal	Water Supply: City/Municipal	

Style of Home: **Penthouse**
 Construction: **Concrete**
 Exterior: **Concrete, Glass**
 Foundation: **Concrete Perimeter**

Renovations:
 # of Fireplaces: R.I. Fireplaces:
 Fireplace Fuel:
 Fuel/Heating: **Electric**
 Outdoor Area: **None**
 Type of Roof: **Other**

Reno. Year:
 Rain Screen:
 Metered Water:
 R.I. Plumbing:

Total Parking: Covered Parking: Parking Access:
 Parking: **Garage; Underground, Other**
 Dist. to Public Transit:
 Title to Land: **Freehold Strata**
 Property Disc.: **No**
 Fixtures Leased: :
 Fixtures Rmvd: :
 Floor Finish:

Legal: **STRATA LOT 102, PLAN LMS3837, DISTRICT LOT 541, NEW WESTMINSTER LAND DISTRICT, UNDIV 356/49241 SHARE IN COM PROP THEREIN 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 APPROPRIATE**

Amenities: **Air Cond./Central, Elevator, Concierge**

Site Influences:
 Features:

Finished Floor (Main): 380	Units in Development: 130	Tot Units in Strata:	Locker:
Finished Floor (Above): 0	Exposure:	Storeys in Building: 16	
Finished Floor (AbvMain2): 0	Mgmt. Co's Name:	Mgmt. Co's #:	
Finished Floor (Below): 0	Maint Fee: \$387.05	Council/Park Apprv?:	
Finished Floor (Basement): 0	Maint Fee Includes: Caretaker, Garbage Pickup, Management, Other		
Finished Floor (Total): 380 sq. ft.			
Unfinished Floor: 0			
Grand Total: 380 sq. ft.	Bylaws Restrictions: Smoking Restrictions		
Suite:	Restricted Age:	# of Pets:	Cats: Dogs:
Basement: None	# or % of Rentals Allowed:		
Crawl/Bsmt. Ht:	Short Term(<1yr)Rnt/Lse Alwd?: No		
# of Kitchens: 0	Short Term Lse-Details:		
# of Levels: 1			
# of Rooms: 1			

Floor	Type	Dimensions	Floor	Type	Dimensions	Bath	Floor	# of Pieces	Ensuite?
Main	Bedroom	10'0 x 10'0				1	Main	3	No
		x			x	2			
		x			x	3			
		x			x	4			
		x			x	5			
		x			x	6			
		x			x	7			
		x			x	8			

Listing Broker(s): **Oakwyn Realty Downtown Ltd.**

This unit has a fully separated bedroom from the living room space. With either gold or crimson colour schemes, each room is designed with a European style that uses Biedermeier furniture to complete the feel. This unit is outside the hotel rental pool, making it more valuable and flexible for the owner. Remarkable value and amazing space and location.



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Active
R2634425

Board: V
Other

1108 567 HORNBY STREET

Vancouver West
Downtown VW
V6C 2E8

Residential Attached

\$499,999 (LP)

(SP)



Sold Date:	If new, GST/HST inc?:	Original Price: \$549,000
Meas. Type:	Bedrooms: 1	Approx. Year Built: 1999
Frontage(feet):	Bathrooms: 1	Age: 23
Frontage(metres):	Full Baths: 1	Zoning: DD
Depth / Size (ft.):	Half Baths: 0	Gross Taxes: \$451.52
Sq. Footage: 0.00		For Tax Year: 2021
Flood Plain:	P.I.D.: 024-455-369	Tax Inc. Utilities?: No
View: :		Tour:
Complex / Subdiv:		
Services Connctd: Electricity, Sanitary Sewer, Septic, Water		
Sewer Type: City/Municipal	Water Supply: City/Municipal	

Style of Home: **Inside Unit, Other**
Construction: **Concrete Block**
Exterior: **Brick, Concrete, Glass**
Foundation: **Concrete Perimeter**

Renovations:
of Fireplaces: R.I. Fireplaces:
Fireplace Fuel:
Fuel/Heating: **Other**
Outdoor Area: **None**
Type of Roof: **Other, Tar & Gravel**

Reno. Year:
Rain Screen:
Metered Water:
R.I. Plumbing:

Total Parking: Covered Parking: Parking Access:
Parking: **Garage; Underground**
Dist. to Public Transit:
Title to Land: **Freehold Strata**
Property Disc.: **No**
Fixtures Leased: :
Fixtures Rmvd: :
Floor Finish:

Dist. to School Bus:

Legal: **STRATA LOT 8, PLAN LMS3837, DISTRICT LOT 541, NEW WESTMINSTER LAND DISTRICT, UNDIV 399/49241 SHARE IN COM PROP THEREIN 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 APPROPRIATE**

Amenities: **None**

Site Influences:
Features: **Air Conditioning, Microwave, Other - See Remarks**

Finished Floor (Main): 388			Units in Development: 130			Tot Units in Strata:			Locker:		
Finished Floor (Above): 0			Exposure:			Storeys in Building: 16					
Finished Floor (AbvMain2): 0			Mgmt. Co's Name:			Mgmt. Co's #:					
Finished Floor (Below): 0			Maint Fee: \$0.00			Council/Park Apprv?:					
Finished Floor (Basement): 0			Maint Fee Includes:								
Finished Floor (Total): 388 sq. ft.											
Unfinished Floor: 0											
Grand Total: 388 sq. ft.			Bylaws Restrictions: Smoking Restrictions								
Suite:			Restricted Age:			# of Pets:			Cats: Dogs:		
Basement: None			# or % of Rentals Allowed:								
Crawl/Bsmt. Ht:			Short Term(<1yr)Rnt/Lse Alwd?: No								
# of Kitchens: 1			Short Term Lse-Details:								
# of Levels: 1											
# of Rooms: 3											
Floor	Type	Dimensions	Floor	Type	Dimensions	Bath	Floor	# of Pieces	Ensuite?		
Main	Bedroom	0'0 x 0'0			x	1	Main	3	No		
Main	Kitchen	0'0 x 0'0			x	2					
Main	Living Room	0'0 x 0'0			x	3					
		x			x	4					
		x			x	5					
		x			x	6					
		x			x	7					
		x			x	8					

Listing Broker(s): **Oakwyn Realty Downtown Ltd.**

This unit has a fully separated bedroom from the living room space. With either gold or crimson colour schemes, each room is designed with a European style that uses Biedermeier furniture to complete the feel. This unit is outside the hotel rental pool, making it more valuable and flexible for the owner. Remarkable value and amazing space and location.



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Active
R2634404

Board: V
Other

309 567 HORNBY STREET

Vancouver West
Downtown VW
V6C 2E8

Residential Attached

\$525,000 (LP)

(SP)



Sold Date:	If new, GST/HST inc?:	Original Price: \$598,000
Meas. Type:	Bedrooms: 1	Approx. Year Built: 1999
Frontage(feet):	Bathrooms: 1	Age: 23
Frontage(metres):	Full Baths: 1	Zoning: DD
Depth / Size (ft.):	Half Baths: 0	Gross Taxes: \$483.39
Sq. Footage: 0.00		For Tax Year: 2021
Flood Plain:	P.I.D.: 024-454-524	Tax Inc. Utilities?: No
View: :		Tour:
Complex / Subdiv:		
Services Connctd: Community, Electricity, Water		
Sewer Type: City/Municipal	Water Supply: City/Municipal	

Style of Home: **Other**
Construction: **Concrete Block**
Exterior: **Concrete**
Foundation: **Concrete Perimeter**

Renovations:
of Fireplaces: R.I. Fireplaces:
Fireplace Fuel:
Fuel/Heating: **Electric**
Outdoor Area: **None**
Type of Roof: **Other**

Reno. Year:
Rain Screen:
Metered Water:
R.I. Plumbing:

Total Parking: Covered Parking: Parking Access:
Parking: **Garage; Underground**
Dist. to Public Transit:
Title to Land: **Freehold Strata**
Property Disc.: **No**
Fixtures Leased: :
Fixtures Rmvd: :
Floor Finish:

Legal: **STRATA LOT 8, PLAN LMS3837, DISTRICT LOT 541, NEW WESTMINSTER LAND DISTRICT, UNDIV 399/49241 SHARE IN COM PROP THEREIN 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 APPROPRIATE**

Amenities: **None**

Site Influences:
Features:

Finished Floor (Main): 427	Units in Development: 130	Tot Units in Strata:	Locker:
Finished Floor (Above): 0	Exposure:	Storeys in Building: 16	
Finished Floor (AbvMain2): 0	Mgmt. Co's Name:	Mgmt. Co's #:	
Finished Floor (Below): 0	Maint Fee: \$0.00	Council/Park Apprv?:	
Finished Floor (Basement): 0	Maint Fee Includes:		
Finished Floor (Total): 427 sq. ft.			
Unfinished Floor: 0			
Grand Total: 427 sq. ft.	Bylaws Restrictions: Smoking Restrictions		
Suite:	Restricted Age:	# of Pets:	Cats: Dogs:
Basement: None	# or % of Rentals Allowed:		
Crawl/Bsmt. Ht:	Short Term(<1yr)Rnt/Lse Alwd?: No		
# of Kitchens: 0	Short Term Lse-Details:		
# of Levels: 1			
# of Rooms: 1			

Floor	Type	Dimensions	Floor	Type	Dimensions	Bath	Floor	# of Pieces	Ensuite?
Main	Bedroom	10'0 x 10'0				1	Main	3	No
		x			x	2			
		x			x	3			
		x			x	4			
		x			x	5			
		x			x	6			
		x			x	7			
		x			x	8			

Listing Broker(s): **Oakwyn Realty Downtown Ltd.**

This unit has a fully separated bedroom from the living room space. With either gold or crimson colour schemes, each room is designed with a European style that uses Biedermeier furniture to complete the feel. This unit is outside the hotel rental pool, making it more valuable and flexible for the owner. Remarkable value and amazing space and location.



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Active
R2664445

Board: V
Apartment/Condo

212 1877 W 5TH AVENUE

Vancouver West
Kitsilano
V6J 1P5

Residential Attached

\$599,000 (LP)

(SP)



Sold Date:	If new, GST/HST inc?: No	Original Price: \$599,000
Meas. Type: Feet	Bedrooms: 1	Approx. Year Built: 1975
Frontage(feet):	Bathrooms: 1	Age: 47
Frontage(metres):	Full Baths: 1	Zoning: RM-4
Depth / Size (ft.):	Half Baths: 0	Gross Taxes: \$1,488.13
Sq. Footage: 0.00		For Tax Year: 2021
Flood Plain:	P.I.D.: 003-780-309	Tax Inc. Utilities?: No
View: No :		Tour: Virtual Tour URL
Complex / Subdiv:		
Services Connctd: Community, Electricity, Natural Gas, Sanitary Sewer, Storm Sewer, Water		
Sewer Type: City/Municipal	Water Supply: City/Municipal	

Style of Home: **1 Storey, Upper Unit**
Construction: **Concrete, Frame - Metal, Frame - Wood**
Exterior: **Brick, Stucco, Wood**
Foundation: **Concrete Perimeter**

Renovations: **Partly**
of Fireplaces: **0** R.I. Fireplaces: **0**
Fireplace Fuel: **None**
Fuel/Heating: **Hot Water, Natural Gas**
Outdoor Area: **Balcony(s)**
Type of Roof: **Asphalt, Torch-On**

Reno. Year:
Rain Screen: **No**
Metered Water:
R.I. Plumbing: **No**

Total Parking: **1** Covered Parking: **1** Parking Access: **Lane, Rear**
Parking: **Garage; Underground**
Dist. to Public Transit: **1 BLOCK** Dist. to School Bus: **4 BLOCKS**
Title to Land: **Freehold Strata**
Property Disc.: **No**
Fixtures Leased: **No :**
Fixtures Rmvd: **No :**
Floor Finish: **Laminate, Mixed**

Legal: **STRATA LOT 23, PLAN VAS265, DISTRICT LOT 526, NEW WESTMINSTER LAND DISTRICT, UNDIV 2628/100000 SHARE IN COM PROP THEREIN 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 APPROPRIATE**

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

Site Influences: **Central Location, Lane Access, Paved Road, Shopping Nearby**
Features: **Intercom**

Finished Floor (Main): 713	Units in Development: 35	Tot Units in Strata: 35	Locker:
Finished Floor (Above): 0	Exposure: North	Storeys in Building: 3	
Finished Floor (AbvMain2): 0	Mgmt. Co's Name: PACIFIC QUORUM	Mgmt. Co's #: 604-685-3828	
Finished Floor (Below): 0	Maint Fee: \$380.57	Council/Park Apprv?: No	
Finished Floor (Basement): 0	Maint Fee Includes: Caretaker, Garbage Pickup, Gas, Heat, Hot Water, Management, Snow removal		
Finished Floor (Total): 713 sq. ft.			
Unfinished Floor: 0			
Grand Total: 713 sq. ft.	Bylaws Restrictions: Pets Allowed w/Rest., Rentals Allowed		
Suite: None	Restricted Age:	# of Pets: 2	Cats: Yes Dogs: Yes
Basement: None	# or % of Rentals Allowed: 100		
Crawl/Bsmt. Ht:	Short Term(<1yr)Rnt/Lse Alwd?: No		
# of Kitchens: 1	Short Term Lse-Details:		
# of Levels: 1			
# of Rooms: 5			
Floor	Type	Dimensions	Bath
Main	Kitchen	7'7" x 7'	1
Main	Living Room	20'7" x 13'	2
Main	Dining Room	8' x 7'8"	3
Main	Bedroom	12'2" x 10'11"	4
Main	Foyer	11'9" x 3'10"	5
			6
			7
			8

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

Central location with some North Shore Mountain View. Clean 2nd floor 713 sqft. spacious 1 bedroom. Rentals (No Short Term) and Pets allowed. Located on the Arbutus Green Way Bike Route. Please allow time for showings. First Showing is Saturday March 19 12 noon to 1:00 pm. Open House Sunday March 20, 2022 2/4 pm. As requested by long term tenant.



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Active
R2661215
Board: V
Apartment/Condo

704 239 KEEFER STREET

Vancouver East
Strathcona
V6A 1X6

Residential Attached

\$623,800 (LP)

(SP)



Sold Date:	If new, GST/HST inc?: No	Original Price: \$623,800
Meas. Type:	Bedrooms: 1	Approx. Year Built: 2022
Frontage(feet):	Bathrooms: 1	Age: 0
Frontage(metres):	Full Baths: 1	Zoning: HA-1A
Depth / Size (ft.):	Half Baths: 0	Gross Taxes: \$1.00
Sq. Footage: 0.00		For Tax Year: 2022
Flood Plain: No	P.I.D.: 800-151-617	Tax Inc. Utilities?: No
View: :		Tour:
Complex / Subdiv: SPARROW		
Services Connctd: Community		

Sewer Type: **City/Municipal** Water Supply: **City/Municipal**

Style of Home: **1 Storey**
Construction: **Concrete**
Exterior: **Mixed**
Foundation: **Concrete Slab**

Renovations:
of Fireplaces: **0** R.I. Fireplaces:
Fireplace Fuel: **None**
Fuel/Heating: **Electric**
Outdoor Area: **Balcony(s)**
Type of Roof: **Other**

Reno. Year:
Rain Screen:
Metered Water:
R.I. Plumbing:

Total Parking: Covered Parking: Parking Access: **Lane**
Parking: **Other**
Dist. to Public Transit: **ONE BLOCK** Dist. to School Bus: **ONE BLOCK**
Title to Land: **Freehold Strata**
Property Disc.: **Yes**
Fixtures Leased: **No**
Fixtures Rmvd: **No**
Floor Finish: **Hardwood, Mixed, Other**

Legal: **PROPOSED STRATA LOT 22 , LOT A (SEE N42862L), BLOCK 16, DISTRICT LOT 196, PLAN 184 (THE DEVELOPMENT") RELIST**

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

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

Finished Floor (Main): 437	Units in Development: 25	Tot Units in Strata: 25	Locker: Yes
Finished Floor (Above): 0	Exposure:	Storeys in Building: 8	
Finished Floor (AbvMain2): 0	Mgmt. Co's Name: TBA	Mgmt. Co's #:	
Finished Floor (Below): 0	Maint Fee: \$295.08	Council/Park Apprv?:	
Finished Floor (Basement): 0	Maint Fee Includes: Garbage Pickup, Gardening, Management		
Finished Floor (Total): 437 sq. ft.			
Unfinished Floor: 0			
Grand Total: 437 sq. ft.	Bylaws Restrictions: No Restrictions		

Suite: Unauthorized Suite	Restricted Age:	# of Pets:	Cats:	Dogs:
Basement: None	# or % of Rentals Allowed:			
Crawl/Bsmt. Ht:	Short Term(<1yr)Rnt/Lse Alwd?: No			
# of Kitchens: 1	Short Term Lse-Details:			
# of Levels: 1				
# of Rooms: 4				

Floor	Type	Dimensions	Floor	Type	Dimensions	Bath	Floor	# of Pieces	Ensuite?
Main	Kitchen	15'11 x 13'5			x	1	Main	4	No
Main	Bedroom	9'11 x 12'			x	2			
Main	Nook	5'4 x 5'4			x	3			
Main	Patio	15'7 x 6'			x	4			
		x			x	5			
		x			x	6			
		x			x	7			
		x			x	8			

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

This is an awesome 1 bedroom at SPARROW, this amazing home offers 9' ceilings, full-height windows and generous walk out patios. The living space features rift-cut white oak floors. The kitchens are a chef's paradise, stunning white oak and white lacquer cabinets, quartz countertops, under-mounted sinks, no-touch faucet, seamless Liebherr fridge, AEG European wall over & induction cooktop and Fisher & Paykel dishwasher. The bathrooms feature wall-mounted vanity and storage, Silestone Calacatta quartz countertops, Italian stone vanity, LED-lighting, rain & hand shower. Beautifully appointed bedroom with well-appointed closet. The building features common outdoor courtyard garden for all to enjoy. Storage included in suite or underground, parking is off site 2-year lease.



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Active
R2668555

Board: V
Apartment/Condo

105 5628 BIRNEY AVENUE

Vancouver West
University VW
V6S 0H7

Residential Attached

\$959,000 (LP)

(SP)



Sold Date:	If new, GST/HST inc?: Yes	Original Price: \$959,000
Meas. Type: Feet	Bedrooms: 2	Approx. Year Built: 2017
Frontage(feet): 0.00	Bathrooms: 2	Age: 5
Frontage(metres):	Full Baths: 2	Zoning: SC-3C
Depth / Size (ft.):	Half Baths: 0	Gross Taxes: \$2,091.93
Sq. Footage: 0.00		For Tax Year: 2021
Flood Plain: No	P.I.D.: 030-003-270	Tax Inc. Utilities?: No
View: Yes :PARK VIEW		Tour:
Complex / Subdiv:		
Services Connctd: Electricity, Natural Gas, Sanitary Sewer, Water		
Sewer Type: City/Municipal	Water Supply: City/Municipal	

Style of Home: **1 Storey, Corner Unit**
Construction: **Concrete**
Exterior: **Concrete, Glass, Mixed**
Foundation: **Concrete Perimeter**

Renovations:
of Fireplaces: **0** R.I. Fireplaces:
Fireplace Fuel:
Fuel/Heating: **Heat Pump**
Outdoor Area: **Patio(s)**
Type of Roof: **Tar & Gravel**

Reno. Year:
Rain Screen:
Metered Water:
R.I. Plumbing:

Total Parking: **1** Covered Parking: **1** Parking Access:
Parking: **Garage; Underground**
Dist. to Public Transit:
Title to Land: **Leasehold prepaid-Strata** Dist. to School Bus:
Property Disc.: **Yes**
Fixtures Leased: **No** :
Fixtures Rmvd: **No** :
Floor Finish:

Legal: **STRATA LOT 58, PLAN EPS3930, DISTRICT LOT 6494, 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 V**

Amenities: **Air Cond./Central, Elevator, Exercise Centre, Garden, In Suite Laundry, Storage**

Site Influences:
Features:

Finished Floor (Main): 931	Units in Development:	Tot Units in Strata:	Locker:
Finished Floor (Above): 0	Exposure:	Storeys in Building:	
Finished Floor (AbvMain2): 0	Mgmt. Co's Name:	Mgmt. Co's #:	
Finished Floor (Below): 0	Maint Fee: \$421.33	Council/Park Apprv?:	
Finished Floor (Basement): 0	Maint Fee Includes: Caretaker, Garbage Pickup, Gardening, Gas, Hot Water, Management, Recreation Facility, Snow removal, Water		
Finished Floor (Total): 931 sq. ft.			
Unfinished Floor: 0			
Grand Total: 931 sq. ft.	Bylaws Restrictions: Pets Allowed w/Rest., Rentals Allwd w/Restrctns		
Suite: None	Restricted Age:	# of Pets: 2	Cats: Yes Dogs: Yes
Basement: None	# or % of Rentals Allowed:		
Crawl/Bsmt. Ht:	Short Term(<1yr)Rnt/Lse Alwd?: No		
# of Kitchens: 1	Short Term Lse-Details:		
# of Levels: 1			
# of Rooms: 7			

Floor	Type	Dimensions	Bath	Floor	# of Pieces	Ensuite?
Main	Living Room	11'8 x 11'0	1	Main	4	Yes
Main	Dining Room	11'8 x 11'0	2	Main	3	No
Main	Kitchen	12'3 x 8'8	3			
Main	Master Bedroom	11'3 x 9'11	4			
Main	Bedroom	11'3 x 10'2	5			
Main	Walk-In Closet	7'3 x 4'9	6			
Main	Foyer	16'5 x 4'0	7			
		x	8			

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

The Laureates by POLYGON-a prestigious parkside tower at UBC's Wesbrook Village. Designed by renowned architect Walter Franco, this community features dramatic landscaping & an impressive water feature. This rare SOUTH-WEST facing corner unit w/ PARK & GARDEN views. Practical layout featuring 2 bd rms/2 bath with S/S appliances, contemporary kitchen, quartz countertops & top quality finishing. Separated bd rms maximize privacy. Floor to ceiling windows bring tons of natural light. Central air conditioning, 9' ceilings, laminate flooring & huge balcony. School Catchment: U Hill Secondary and Norma Ross Point Elementary. Steps to parks, shoppings, public transit, community centre, restaurants, and banks. 1 parking stall. A must see!



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Active
R2665255
 Board: V
 Apartment/Condo

610 55 E CORDOVA STREET

Vancouver East
 Downtown VE
 V6A 0A5

Residential Attached

\$999,000 (LP)

(SP)



Sold Date:	If new, GST/HST inc?: No	Original Price: \$999,000
Meas. Type:	Bedrooms: 1	Approx. Year Built: 2006
Frontage(feet):	Bathrooms: 1	Age: 16
Frontage(metres):	Full Baths: 1	Zoning: HA-2
Depth / Size (ft.):	Half Baths: 0	Gross Taxes: \$2,887.68
Sq. Footage: 0.00		For Tax Year: 2021
Flood Plain: No	P.I.D.: 026-806-363	Tax Inc. Utilities?: No
View: Yes :South Vancouver		Tour: Virtual Tour URL
Complex / Subdiv:		
Services Connctd: Electricity, Natural Gas, Sanitary Sewer, Water		

Sewer Type: **City/Municipal** Water Supply: **City/Municipal**

Style of Home: **1 Storey**
 Construction: **Brick, Concrete, Other**
 Exterior: **Brick, Concrete**
 Foundation: **Concrete Perimeter**

Renovations:
 # of Fireplaces: **1** R.I. Fireplaces:
 Fireplace Fuel: **Gas - Natural**
 Fuel/Heating: **Baseboard, Electric**
 Outdoor Area: **Rooftop Deck**
 Type of Roof: **Other**

Reno. Year:
 Rain Screen:
 Metered Water:
 R.I. Plumbing:

Total Parking: **1** Covered Parking: **1** Parking Access: **Lane**
 Parking: **Garage; Underground**
 Dist. to Public Transit:
 Title to Land: **Freehold Strata**
 Property Disc.: **No**
 Fixtures Leased: **No**
 Fixtures Rmvd: **No**
 Floor Finish:

Dist. to School Bus:

Legal: **STRATA LOT 108, PLAN BCS2025, DISTRICT LOT 196, 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 APPROPRIATE**

Amenities: **In Suite Laundry**

Site Influences:
 Features:

Finished Floor (Main): **1,008**
 Finished Floor (Above): **0**
 Finished Floor (AbvMain2): **0**
 Finished Floor (Below): **0**
 Finished Floor (Basement): **0**
 Finished Floor (Total): **1,008 sq. ft.**
 Unfinished Floor: **0**
 Grand Total: **1,008 sq. ft.**

Suite: **None**
 Basement: **None**
 Crawl/Bsmt. Ht.: # of Levels: **1**
 # of Kitchens: **1** # of Rooms: **6**

Units in Development:
 Exposure:
 Mgmt. Co's Name: **Tribe Management**
 Maint Fee: **\$598.40**
 Maint Fee Includes: **Caretaker, Garbage Pickup, Gas, Management**
 Tot Units in Strata: **118** Locker: **No**
 Storeys in Building: **6**
 Mgmt. Co's #: **604-343-2601**
 Council/Park Apprv?:

Bylaws Restrictions: **Pets Allowed w/Rest., Rentals Allowed**
 Restricted Age: # of Pets: Cats: **Yes** Dogs: **Yes**
 # or % of Rentals Allowed: **100%**
 Short Term(<1yr)Rnt/Lse Alwd?: **Yes**
 Short Term Lse-Details: **7 days for furnished and 12 months unfurnished**

Floor	Type	Dimensions	Floor	Type	Dimensions	Bath	Floor	# of Pieces	Ensuite?
Main	Living Room	10'2 x 15'2			x	1	Main	3	Yes
Main	Kitchen	9'6 x 15'0			x	2			
Main	Den	12'0 x 7'6			x	3			
Main	Master Bedroom	12'0 x 9'6			x	4			
Main	Storage	5'6 x 8'0			x	5			
Above	Loft	14'0 x 6'0			x	6			
		x			x	7			
		x			x	8			

Listing Broker(s): **Park Georgia Realty Ltd.**

Court Oder Sale, Penthouse loft in heritage conversion, Koret building, terrace off private, open concept living room, high ceilings, gas fireplace, enclosed sleeping area. Loft level above kitchen, view from private deck and secure underground parking. SHOWING WEDNESDAY April 6 from 1 to 3 SHOWING SATURDAY April 9 from 10 to 12



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Active
R2643742

Board: V
Townhouse

878 W 15TH AVENUE

Vancouver West
Fairview VW
V5Z 1R7

Residential Attached

\$1,499,000 (LP)

(SP)



Sold Date:	If new, GST/HST inc?:	Original Price: \$1,499,000
Meas. Type:	Bedrooms: 2	Approx. Year Built: 2001
Frontage(feet):	Bathrooms: 2	Age: 21
Frontage(metres):	Full Baths: 1	Zoning: RM-4
Depth / Size (ft.):	Half Baths: 1	Gross Taxes: \$3,664.81
Sq. Footage: 0.00		For Tax Year: 2021
Flood Plain: No	P.I.D.: 024-953-181	Tax Inc. Utilities?: No
View: :		Tour: Virtual Tour URL
Complex / Subdiv: THE REDBRICKS		
Services Connctd: Electricity, Natural Gas, Sanitary Sewer, Storm Sewer, Water		

Sewer Type: **City/Municipal** Water Supply: **City/Municipal**

Style of Home: **2 Storey w/Bsmt.**
Construction: **Frame - Wood**
Exterior: **Brick**
Foundation: **Concrete Perimeter**

Renovations:
of Fireplaces: **1** R.I. Fireplaces:
Fireplace Fuel: **Gas - Natural**
Fuel/Heating: **Baseboard, Electric**
Outdoor Area: **Fenced Yard**
Type of Roof: **Asphalt**

Reno. Year:
Rain Screen: **Full**
Metered Water:
R.I. Plumbing:

Total Parking: **1** Covered Parking: **1** Parking Access:
Parking: **Garage; Single**
Dist. to Public Transit: **STEPS** Dist. to School Bus: **STEPS**
Title to Land: **Freehold Strata**
Property Disc.: **No**
Fixtures Leased: **:**
Fixtures Rmvd: **:**
Floor Finish: **Hardwood, Tile, Wall/Wall/Mixed**

Legal: **STRATA LOT 4, PLAN LMS4363, DISTRICT LOT 526, NEW WESTMINSTER LAND DISTRICT, UNDIV 109/575 SHARE IN COM PROP THEREIN 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 APPROPRIATE**

Amenities: **In Suite Laundry**

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

Finished Floor (Main): 494	Units in Development: 6	Tot Units in Strata: 6	Locker:
Finished Floor (Above): 494	Exposure:	Storeys in Building: 3	
Finished Floor (AbvMain2): 0	Mgmt. Co's Name: Associa	Mgmt. Co's #: 604-591-6060	
Finished Floor (Below): 0	Maint Fee: \$350.00	Council/Park Apprv?: No	
Finished Floor (Basement): 216	Maint Fee Includes: Garbage Pickup, Gardening, Management		
Finished Floor (Total): 1,204 sq. ft.			
Unfinished Floor: 0			
Grand Total: 1,204 sq. ft.	Bylaws Restrictions: Pets Allowed w/Rest., Rentals Allowed		
Suite: None	Restricted Age:	# of Pets:	Cats: Dogs:
Basement: Fully Finished, Part	# or % of Rentals Allowed:		
Crawl/Bsmt. Ht: # of Levels: 3	Short Term(<1yr)Rnt/Lse Alwd?: No		
# of Kitchens: 1 # of Rooms: 7	Short Term Lse-Details:		

Floor	Type	Dimensions	Floor	Type	Dimensions	Bath	Floor	# of Pieces	Ensuite?
Main	Living Room	12'8 x 11'10			x	1	Above	5	Yes
Main	Dining Room	8'0 x 11'10			x	2	Main	2	No
Main	Kitchen	12' x 11'10			x	3			
Above	Bedroom	11'9 x 12'3			x	4			
Above	Master Bedroom	12'0 x 11'0			x	5			
Below	Den	8'3 x 9'9			x	6			
Below	Foyer	6'6 x 13'0			x	7			
		x			x	8			

Listing Broker(s): **Keller Williams Elite Realty**

Keller Williams Elite Realty

REDBRICKS BY MOSAIC! This boutique 2 bedroom + den executive townhome is nestled in a prime location: 5 min walk to VGH, 10 min walk to City Hall Skytrain (and future Broadway Subway line!), close to Cambie Village, Whole Foods, restaurants, shopping + more! Schools: Emily Carr, L'Ecole Bilingue, Eric Hamber. This home has private walk up entry as well as personal dedicated single car garage. Master bedroom has personal 4pc ensuite. Lower level den can be used as perfect work from home office. ****Please have your real estate professional make all inquiries in regards to this property**



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Active
R2672271

Board: V
Apartment/Condo

310 3755 W 8TH AVENUE

Vancouver West
Point Grey
V6R 1Z2

Residential Attached

\$1,548,000 (LP)

(SP)



Sold Date:	If new, GST/HST inc?:	Original Price: \$1,548,000
Meas. Type:	Bedrooms: 2	Approx. Year Built: 1989
Frontage(feet):	Bathrooms: 2	Age: 33
Frontage(metres):	Full Baths: 2	Zoning:
Depth / Size (ft.):	Half Baths: 0	Gross Taxes: \$0.00
Sq. Footage: 0.00		For Tax Year: 2021
Flood Plain: No	P.I.D.: 014-932-369	Tax Inc. Utilities?: No
View: :		Tour:
Complex / Subdiv: THE CUMBERLAND		
Services Connctd: Electricity, Natural Gas, Sanitary Sewer, Water		
Sewer Type: City/Municipal	Water Supply: City/Municipal	

Style of Home: **Corner Unit**
Construction: **Frame - Wood**
Exterior: **Mixed, Vinyl**
Foundation: **Concrete Perimeter**

Renovations:
of Fireplaces: **2** R.I. Fireplaces:
Fireplace Fuel: **Gas - Natural**
Fuel/Heating: **Natural Gas, Propane Gas**
Outdoor Area: **Balcony(s)**
Type of Roof: **Asphalt**

Reno. Year:
Rain Screen: **Full**
Metered Water:
R.I. Plumbing:

Total Parking: **2** Covered Parking: **2** Parking Access: **Rear**
Parking: **Garage Underbuilding, Visitor Parking**
Dist. to Public Transit: **STEPS** Dist. to School Bus: **15 MIN WALK**
Title to Land: **Freehold Strata**
Property Disc.: **Yes**
Fixtures Leased: **:**
Fixtures Rmvd: **:**
Floor Finish: **Hardwood, Tile, Carpet**

Legal: **STRATA LOT 35, PLAN VAS2493, DISTRICT LOT 176, LD36 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 APPROPRIATE**

Amenities: **Club House, Elevator, Exercise Centre, Garden, In Suite Laundry, Pool; Indoor, Recreation Center, Storage, Workshop Attached**

Site Influences: **Adult Oriented, Golf Course Nearby, Marina Nearby, Recreation Nearby, Shopping Nearby, Treed**
Features: **ClthWsh/Dryr/Frdg/Stve/DW, Drapes/Window Coverings, Garage Door Opener, Oven - Built In, Smoke Alarm, Sprinkler - Fire, Vaulted Ceiling**

Finished Floor (Main): 1,457	Units in Development:	Tot Units in Strata: 51	Locker: Yes
Finished Floor (Above): 0	Exposure: Southeast	Storeys in Building:	
Finished Floor (AbvMain2): 0	Mgmt. Co's Name: WYNFORD	Mgmt. Co's #: 604-261-0285	
Finished Floor (Below): 0	Maint Fee: \$662.07	Council/Park Apprv?:	
Finished Floor (Basement): 0	Maint Fee Includes: Gardening, Gas, Management, Recreation Facility		
Finished Floor (Total): 1,457 sq. ft.			
Unfinished Floor: 0			
Grand Total: 1,457 sq. ft.	Bylaws Restrictions: Pets Allowed w/Rest., Rentals Not Allowed, Smoking Restrictions		
Suite:	Restricted Age: 45+	# of Pets: 1	Cats: Yes Dogs: Yes
Basement:	# or % of Rentals Allowed:		
Crawl/Bsmt. Ht:	Short Term(<1yr)Rnt/Lse Alwd?:		
# of Kitchens: 1	Short Term Lse-Details:		
# of Levels: 1			
# of Rooms: 8			

Floor	Type	Dimensions	Bath	Floor	# of Pieces	Ensuite?
Main	Living Room	18' x 12'7	1	Main	4	Yes
Main	Dining Room	14' x 13'7	2	Main	3	No
Main	Kitchen	13'5 x 9'3	3			
Main	Master Bedroom	12'5 x 11'10	4			
Main	Bedroom	11'10 x 10'3	5			
Main	Foyer	13'7 x 6'7	6			
Main	Laundry	12'5 x 3'10	7			
Main	Walk-In Closet	5'8 x 5'5	8			

Listing Broker(s): **Dracco Pacific Realty**

Welcome to the Cumberland! This quiet, adult oriented (45+) building is located in the beautiful Point Grey neighbourhood on Vancouver's West side. This building is a short walk to Jehrico Park/beach, 7 blocks from the Vancouver Yacht Club, offers an indoor pool, a huge central courtyard garden, workshop, exercise centre, club house and a second courtyard. This 2 bedroom, SE facing corner unit faces one of the best tree-lined streets in the city, has a spacious lay out and is steps from all that West Broadway has to offer including the potential to be 2 blocks away from the new Skytrain extension! The unit boasts a brand new, never used, walk in bathtub, updated levelled tile flooring and updated appliances. This home is ideal for any downsizers that desire a quiet setting.



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Active
R2646414

Board: V
Townhouse

3 1177 W 8TH AVENUE

Vancouver West
Fairview VW
V6H 1C5

Residential Attached

\$1,595,000 (LP)

(SP)



Sold Date:	If new, GST/HST inc?:	Original Price: \$1,595,000
Meas. Type: Feet	Bedrooms: 2	Approx. Year Built: 1996
Frontage(feet):	Bathrooms: 2	Age: 26
Frontage(metres):	Full Baths: 2	Zoning: FM-1
Depth / Size (ft.):	Half Baths: 0	Gross Taxes: \$4,205.48
Sq. Footage: 0.00		For Tax Year: 2021
Flood Plain: No	P.I.D.: 023-418-401	Tax Inc. Utilities?: No
View: :		Tour:
Complex / Subdiv:		
Services Connctd: Electricity, Natural Gas, Sanitary Sewer, Storm Sewer, Water		

Sewer Type: **City/Municipal** Water Supply: **City/Municipal**

Style of Home: **Upper Unit**
Construction: **Frame - Wood**
Exterior: **Stucco**
Foundation: **Concrete Perimeter**

Renovations:
of Fireplaces: **1** R.I. Fireplaces:
Fireplace Fuel: **Gas - Natural**
Fuel/Heating: **Electric, Natural Gas**
Outdoor Area: **Balcny(s) Patio(s) Dck(s), Rooftop Deck**
Type of Roof: **Tar & Gravel**

Reno. Year:
Rain Screen:
Metered Water:
R.I. Plumbing:

Total Parking: **2** Covered Parking: **2** Parking Access:
Parking: **Garage; Underground**
Dist. to Public Transit:
Title to Land: **Freehold Strata**
Property Disc.: **No**
Fixtures Leased: **No**
Fixtures Rmvd: **:**
Floor Finish:

Dist. to School Bus:

Legal: **STRATA LOT 8 DISTRICT LOT 526 GROUP 1 NEW WESTMINSTER DISTRICTSTRATA PLAN LMS2389 TOGETHER WITH AN INTEREST IN THE COMMON PROPERTY IN PROPORTION TO THE UNIT ENTITLEMENT OF THE STRATA LOT AS SHOWN ON FORM 1**

Amenities: **In Suite Laundry**

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

Finished Floor (Main): 1,393			Units in Development: 7			Tot Units in Strata:			Locker:		
Finished Floor (Above): 0			Exposure:			Storeys in Building:					
Finished Floor (AbvMain2): 0			Mgmt. Co's Name: Blueprint Strata			Mgmt. Co's #:					
Finished Floor (Below): 0			Maint Fee: \$0.00			Council/Park Apprv?:					
Finished Floor (Basement): 0			Maint Fee Includes:								
Finished Floor (Total): 1,393 sq. ft.											
Unfinished Floor: 0											
Grand Total: 1,393 sq. ft.			Bylaws Restrictions: No Restrictions, Pets Allowed, Rentals Allowed								
Suite: None			Restricted Age:			# of Pets:			Cats: Dogs:		
Basement: None			# or % of Rentals Allowed:								
Crawl/Bsmt. Ht:			Short Term(<1yr)Rnt/Lse Alwd?: No								
# of Kitchens: 1			Short Term Lse-Details:								
# of Rooms: 8											
Floor	Type	Dimensions	Floor	Type	Dimensions	Bath	Floor	# of Pieces	Ensuite?		
Main	Living Room	14'9 x 18'11			x	1	Main	4	Yes		
Main	Kitchen	14'7 x 9'			x	2	Main	4	No		
Main	Dining Room	12'11 x 9'3			x	3					
Main	Master Bedroom	11'3 x 9'8			x	4					
Main	Bedroom	9'10 x 10'5			x	5					
Main	Den	10'3 x 11'11			x	6					
Main	Walk-In Closet	5'8 x 5'11			x	7					
Main	Storage	4'11 x 5'11			x	8					

Listing Broker(s): **Amex - Fraseridge Realty**

!!!Court Order Sale!!! 2 bedroom + Den spacious townhouse perfectly situated in the heart of Fairview. Perfect for investment or residence. Aside from the great amenities within the building, the location will provide you wide choices of activities to do. Rentals allowed & Pets allowed.



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Active
R2642831

Board: V
Townhouse

6022 OAK STREET

Vancouver West
Oakridge VW
V6M 2W2

Residential Attached

\$1,738,000 (LP)

(SP)



Sold Date:	If new, GST/HST inc?:	Original Price: \$1,828,800
Meas. Type:	Bedrooms: 2	Approx. Year Built: 2015
Frontage(feet):	Bathrooms: 4	Age: 7
Frontage(metres):	Full Baths: 3	Zoning: CD-1
Depth / Size (ft.):	Half Baths: 1	Gross Taxes: \$4,372.06
Sq. Footage: 0.00		For Tax Year: 2021
Flood Plain: No	P.I.D.: 029-643-139	Tax Inc. Utilities?: No
View: Yes :From 4th Floor Roof deck		Tour: Virtual Tour URL
Complex / Subdiv: New Oak		
Services Connctd: Electricity, Natural Gas, Sanitary Sewer, Storm Sewer, Water		
Sewer Type: City/Municipal	Water Supply: City/Municipal	

Style of Home: **2 Storey w/Bsmt.**
Construction: **Frame - Wood**
Exterior: **Other, Wood**
Foundation: **Concrete Perimeter**

Renovations:
of Fireplaces: **1** R.I. Fireplaces: **0**
Fireplace Fuel: **Electric**
Fuel/Heating: **Hot Water, Natural Gas, Radiant**
Outdoor Area: **Balcny(s) Patio(s) Dck(s), Rooftop Deck**
Type of Roof: **Torch-On**

Reno. Year:
Rain Screen:
Metered Water:
R.I. Plumbing: **No**

Total Parking: **2** Covered Parking: **2** Parking Access: **Lane, Rear**
Parking: **Garage; Double, Garage; Underground**
Dist. to Public Transit: **Half Block** Dist. to School Bus: **Half Block**
Title to Land: **Freehold Strata**
Property Disc.: **No**
Fixtures Leased: **No : Foreclosure**
Fixtures Rmvd: **Yes: Foreclosure**
Floor Finish: **Wall/Wall/Mixed**

Legal: **STRATA LOT 8, PLAN EPS3052, DISTRICT LOT 526, 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 V**

Amenities: **Air Cond./Central, Guest Suite, In Suite Laundry, Storage**

Site Influences: **Central Location, Golf Course Nearby, Lane Access, Paved Road, Recreation Nearby, Shopping Nearby**
Features: **Air Conditioning, Dishwasher, Fireplace Insert, Garage Door Opener, Intercom, Security - Roughed In, Smoke Alarm, Sprinkler - Fire, Windows - Thermo**

Finished Floor (Main): 638		Units in Development: 16	Tot Units in Strata: 16		Locker: Yes				
Finished Floor (Above): 625		Exposure:	Storeys in Building: 3						
Finished Floor (AbvMain2): 56		Mgmt. Co's Name: City Management Ltd.	Mgmt. Co's #: 604-708-8998						
Finished Floor (Below): 464		Maint Fee: \$514.48	Council/Park Apprv?: No						
Finished Floor (Basement): 0		Maint Fee Includes: Caretaker, Gardening, Management, RV Parking, Snow removal							
Finished Floor (Total): 1,783 sq. ft.									
Unfinished Floor: 0									
Grand Total: 1,783 sq. ft.		Bylaws Restrictions: No Restrictions							
Suite: Other		Restricted Age: OTHER	# of Pets: No Restriction	Cats: Yes	Dogs: Yes				
Basement: Fully Finished		# or % of Rentals Allowed:							
Crawl/Bsmt. Ht:		Short Term(<1yr)Rnt/Lse Alwd?: No							
# of Kitchens: 2		Short Term Lse-Details:							
# of Levels: 4									
# of Rooms: 18									
Floor	Type	Dimensions	Floor	Type	Dimensions	Bath	Floor	# of Pieces	Ensuite?
Main	Foyer	4'9 x 3'3	Above	Other	8' x 5'	1	Main	2	No
Main	Living Room	17'9 x 13'1	Above	Bedroom	10'5 x 9'5	2	Above	4	Yes
Main	Dining Room	13'1 x 7'	Above	Other	9'5 x 4'11	3	Above	4	No
Main	Kitchen	13' x 10'	Above	Den	9'10 x 7'8	4	Below	4	No
Main	Other	6'1 x 4'7	Abv Main 2	Other	16'9 x 12'3	5			
Main	Laundry	3' x 3'	Below	Foyer	10'6 x 4'	6			
Above	Master Bedroom	13' x 10'8	Below	Living Room	14'2 x 11'10	7			
Above	Walk-In Closet	5'7 x 4'1	Below	Kitchen	13' x 6'	8			

Listing Broker(s): **RE/MAX LIFESTYLES REALTY**

NEW OAK Living - Oak Street's luxury townhome residence with west coast contemporary architectural design located near Oakridge Mall. Elegantly equipped with premium materials, high-end interior finishing, appliances, faucets, durable oak hardwood flooring, radiant in-floor heating, air conditioning, 17' x 12' rooftop sun deck. Separate self-contained Nanny suite with private entrance. 2 gated parking stalls side by side. In the prestigious Vancouver Westside. Minutes away from the bustling Cambie Corridor, NEW OAK is within walking distance to parks, recreation centers, major transportation hubs and business centers. 15 minutes' drive to UBC, Downtown and Richmond. Pictures, Virtual & Drone Tour plus laser drawings attached. Relevant Documents and full Strata package upon request.



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Active
R2639539

Board: V
Apartment/Condo

205 181 W 1ST AVENUE

Vancouver West
False Creek
V5Y 0E3

Residential Attached

\$2,525,000 (LP)

(SP)



Sold Date: If new, GST/HST inc?:
Meas. Type: Bedrooms: **2**
Frontage(feet): Bathrooms: **2**
Frontage(metres): Full Baths: **2**
Depth / Size (ft.): Half Baths: **0**
Sq. Footage: **0.00**
Flood Plain: P.I.D.: **028-217-209**
View: **Yes :PARK VIEW**
Complex / Subdiv: **THE VILLAGE OF FALSE CREEK - BRO**
Services Connctd: **Natural Gas**

Original Price: **\$2,525,000**
Approx. Year Built: **2010**
Age: **12**
Zoning: **CD-1**
Gross Taxes: **\$3,099.00**
For Tax Year: **2019**
Tax Inc. Utilities?: **No**
Tour:

Sewer Type: **City/Municipal** Water Supply: **City/Municipal**

Style of Home: **Inside Unit**
Construction: **Brick, Concrete**
Exterior: **Brick, Concrete, Glass**
Foundation: **Concrete Block**

Renovations:
of Fireplaces: **0** R.I. Fireplaces:
Fireplace Fuel: **None**
Fuel/Heating: **Radiant**
Outdoor Area: **Balcny(s) Patio(s) Dck(s)**
Type of Roof: **Tile - Concrete**

Reno. Year:
Rain Screen:
Metered Water:
R.I. Plumbing:

Total Parking: **1** Covered Parking: **1** Parking Access:
Parking: **Garage Underbuilding**
Dist. to Public Transit:
Title to Land: **Freehold Strata** Dist. to School Bus:
Property Disc.: **No**
Fixtures Leased: **No**
Fixtures Rmvd: **No**
Floor Finish:

Legal: **PL BCS3818 LT14 DL FC LD36 TOGETHER WITH AN INTEREST IN THE COMMON**

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

Site Influences:
Features: **ClthWsh/Dryr/Frdg/Stve/DW, Dishwasher, Disposal - Waste, Drapes/Window Coverings, Garage Door Opener, Microwave, Smoke Alarm**

Finished Floor (Main): **1,118**
Finished Floor (Above): **0**
Finished Floor (AbvMain2): **0**
Finished Floor (Below): **0**
Finished Floor (Basement): **0**
Finished Floor (Total): **1,118 sq. ft.**
Unfinished Floor: **0**
Grand Total: **1,118 sq. ft.**

Suite: **None**
Basement: **None**
Crawl/Bsmt. Ht: # of Levels: **1**
of Kitchens: **1** # of Rooms: **6**

Units in Development:
Exposure: **West**
Mgmt. Co's Name:
Maint Fee: **\$535.64**
Maint Fee Includes: **Garbage Pickup, Gardening, Gas**

Tot Units in Strata:
Storeys in Building:
Mgmt. Co's #:
Council/Park Apprv?:

Locker:

Bylaws Restrictions: **Pets Allowed, Rentals Allowed**

Restricted Age:
or % of Rentals Allowed:
Short Term(<1yr)Rnt/Lse Alwd?:
Short Term Lse-Details:

of Pets: Cats: Dogs:

Floor	Type	Dimensions	Floor	Type	Dimensions	Bath	Floor	# of Pieces	Ensuite?
Main	Living Room	10'6" x 8'7"			x	1	Main	5	Yes
Main	Kitchen	14' x 12'6"			x	2	Main	4	No
Main	Dining Room	8'2" x 7'6"			x	3			
Main	Master Bedroom	14'11" x 9'10"			x	4			
Main	Bedroom	10'9" x 9'8"			x	5			
Main	Flex Room	5'5" x 4'1"			x	6			
		x			x	7			
		x			x	8			

Listing Broker(s): **Rennie Marketing Systems**

Welcome to Brook! This beautiful 2-BR home has an open 1118sf layout facing Hinge Park. German imported kitchens, luxury faucets throughout, state-of-the-art heating and cooling system. Miele SS appliances, gas range, oven, dishwasher and SubZero fridge. Amenities include Gold Medal Club, a separate fitness room & furnished lounge are located in the lobby. The plaza is anchored by Urban Fare Grocery, London Drugs, Legacy Liquor Store and more. Steps from Canada Line & Expo skytrain stations, bus lines, aquabus & seawall.



Presented by:
Mylyne Santos PREC*

Stonehaus Realty Corp.
Phone: 604-723-2000
http://www.mylyne.com
info@mylyne.com



Active
R2669303

Board: V
Apartment/Condo

1901 1171 JERVIS STREET

Vancouver West
West End VW
V6E 0C9

Residential Attached

\$4,398,000 (LP)

(SP)



Sold Date:
Meas. Type: **Feet**
Frontage(feet):
Frontage(metres):
Depth / Size (ft.):
Sq. Footage: **0.00**
Flood Plain:
View: **Yes : Ocean, Mountains, City**
Complex / Subdiv: **The Jervis**
Services Connctd: **Electricity, Sanitary Sewer, Water**

If new, GST/HST inc?:
Bedrooms: **2**
Bathrooms: **3**
Full Baths: **2**
Half Baths: **1**

Original Price: **\$4,398,000**
Approx. Year Built: **2018**
Age: **4**
Zoning: **RM-5D**
Gross Taxes: **\$13,384.81**
For Tax Year: **2021**
Tax Inc. Utilities?:
Tour: **Virtual Tour URL**

Sewer Type: **City/Municipal** Water Supply: **City/Municipal**

Style of Home: **Penthouse**
Construction: **Concrete**
Exterior: **Mixed**
Foundation: **Concrete Perimeter**

Renovations:
of Fireplaces: **1** R.I. Fireplaces:
Fireplace Fuel: **Other**
Fuel/Heating: **Other**
Outdoor Area: **Patio(s) & Deck(s)**
Type of Roof: **Other**

Reno. Year:
Rain Screen:
Metered Water:
R.I. Plumbing:

Total Parking: **2** Covered Parking: **2** Parking Access: **Lane**
Parking: **Garage; Double**
Dist. to Public Transit: **close** Dist. to School Bus: **close**
Title to Land: **Freehold Strata**
Property Disc.: **Yes**
Fixtures Leased: :
Fixtures Rmvd: :
Floor Finish: **Mixed**

Legal: **STRATA LOT 57 BLOCK 37 DISTRICT LOT 185 NEW WESTMINSTER DISTRICT STRATA PLAN EPS4184 TOGETHER WITH AN INTEREST IN THE COMMON PROPERTY IN PROPORTION TO THE UNIT ENTITLEMENT OF THE STRATA LOT AS SHOWN ON FORM V**

Amenities: **Air Cond./Central, Elevator, Exercise Centre, Storage, Concierge**

Site Influences: **Central Location, Marina Nearby, Recreation Nearby, Shopping Nearby**
Features: **Air Conditioning, ClthWsh/Dryr/Frdg/Stve/DW**

Finished Floor (Main): **2,342**
Finished Floor (Above): **0**
Finished Floor (AbvMain2): **0**
Finished Floor (Below): **0**
Finished Floor (Basement): **0**
Finished Floor (Total): **2,342 sq. ft.**
Unfinished Floor: **0**
Grand Total: **2,342 sq. ft.**

Suite:
Basement: **None**
Crawl/Bsmt. Ht: # of Levels: **1**
of Kitchens: **1** # of Rooms: **10**

Units in Development: **58**
Exposure:
Mgmt. Co's Name: **First Service Residential**
Maint Fee: **\$1,738.59**
Maint Fee Includes: **Caretaker, Garbage Pickup, Gardening, Hot Water, Management**

Tot Units in Strata: **58** Locker: **Yes**
Storeys in Building:
Mgmt. Co's #: **604-683-8900**
Council/Park Apprv?:

Bylaws Restrictions: **Pets Allowed w/Rest., Rentals Allwd w/Restrctns**
Restricted Age: # of Pets: **2** Cats: **Yes** Dogs: **Yes**
or % of Rentals Allowed:
Short Term(<1yr)Rnt/Lse Alwd?: **Yes**
Short Term Lse-Details: **Minimum 30 day rental**

Floor	Type	Dimensions	Floor	Type	Dimensions	Bath	Floor	# of Pieces	Ensuite?
Main	Foyer	9'0 x 7'8	Main	Bedroom	13'10 x 11'6	1	Main	5	Yes
Main	Living Room	24'9 x 15'5	Main	Storage	6'4 x 5'8	2	Main	3	No
Main	Dining Room	11'7 x 11'3			x	3	Main	2	No
Main	Kitchen	15'10 x 12'5			x	4			
Main	Office	10'9 x 9'1			x	5			
Main	Walk-In Closet	5'8 x 5'1			x	6			
Main	Master Bedroom	17'3 x 12'5			x	7			
Main	Walk-In Closet	17'3 x 11'5			x	8			

Listing Broker(s): **VIRANI REAL ESTATE ADVISORS**

VIRANI REAL ESTATE ADVISORS

Exquisite world-class panoramic views of ocean, mountains and city views are captivating in this ultra-modern West End Penthouse. The Jervis complex is an amazing collaboration between Intracorp and Inform Design! This astounding residence features floor to ceiling windows and a private ROOF TOP PATIO that is equipped with an outdoor kitchen and fireplace to create the perfect ambiance for hosting friends and family in style. The sleek kitchen features premium Gaggenau appliance package, complimented by Italian cabinetry, a Bianco Statuario marble backsplash, and white Corian counters. Located in the heart of Vancouver's West End filled with the vibrancy of boutique shops, trendy restaurants and cafes plus a short stroll to Sunset beach where you can enjoy amazing walks on the seawall.