



Presented by:
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Active
R2105594
 Board: V
 Apartment/Condo

1506 1420 W GEORGIA STREET
 Vancouver West
 West End VW
 V6G 3K4

Residential Attached
\$619,000 (LP)
 (SP)



Sold Date: Frontage (feet): Original Price: **\$619,000**
 Meas. Type: Frontage (metres): Approx. Year Built: **2003**
 Depth / Size (ft.): Bedrooms: **1** Age: **13**
 Lot Area (sq.ft.): **0.00** Bathrooms: **1** Zoning: **APT**
 Flood Plain: Full Baths: **1** Gross Taxes: **\$1,481.53**
 Approval Req?: **No** Half Baths: **0** For Tax Year: **2016**
 Exposure: Maint. Fee: **\$315.00** Tax Inc. Utilities?:
 If new, GST/HST inc?: P.I.D.: **025-532-251**
 Tour:
 Mgmt. Co's Name: **FIRST SERVICE**
 Mgmt. Co's Phone: **604-683-8900**
 View: **Yes: CITY/ENGLISH BAY**
 Complex / Subdiv: **GEORGE**
 Services Connected: **Electricity, Natural Gas, Sanitary Sewer, Storm Sewer, Water**

Style of Home: Corner Unit, Upper Unit	Total Parking: 1 Covered Parking: 1 Parking Access: Lane
Construction: Brick	Parking: Garage; Underground
Exterior: Concrete	Locker: Y
Foundation: Concrete Perimeter	Dist. to School Bus:
Rain Screen:	Total Units in Strata: 183
Renovations: Partly	Dist. to Public Transit:
Water Supply: City/Municipal	Units in Development: 183
Fireplace Fuel:	Title to Land: Freehold Strata
Fuel/Heating: Electric	Seller's Interest: Registered Owner
Outdoor Area: None	Property Disc.: Yes
Type of Roof: Tar & Gravel	Fixtures Leased: No
	Fixtures Rmvd: :
	Floor Finish:

Maint Fee Inc: **Hot Water, Management, Recreation Facility**
 Legal: **PL BCS152 LT 119 DL 185 LD 36**

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

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

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Living Room	11'0 x 14'8			x			x
Main	Dining Room	0'0 x 0'0			x			x
Main	Bedroom	10'0 x 8'6			x			x
Main	Den	8'0 x 6'0			x			x
Main	Solarium	11'0 x 6'0			x			x
Main	Foyer	8'0 x 6'0			x			x
Main	Kitchen	9'0 x 8'0			x			x
		x			x			x
		x			x			x
		x			x			x

Finished Floor (Main): 682	# of Rooms: 7	# 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: N	Dogs: N	3				Pool:
Finished Floor (Total): 682 sq. ft.	# or % of Rentals Allowed:			4				Garage Sz:
	Bylaw Restrict: Pets Not Allowed, Rentals Allowed			5				Door Height:
Unfinished Floor: 0				6				
Grand Total: 682 sq. ft.	Basement: None			7				
				8				

Listing Broker(s): **Kore Realty**

Don't miss this impeccable (original owner) gleaming, quiet SW corner 1 Bed, Den + Solarium home. 'Show home' feel with many quality updates / modern, tasteful décor incl; recent paint, engineered hardwood flooring, light fixtures, kitchen w/ eating bar, granite c-tops + complete stainless steel appliance package. Separate private den perfect for home office & large solarium suitable for BIG office, nook or guest room. Lovely West End/City & 'peek-a-boo' views to English Bay all in an amazing location... 'GEORGE' is coveted, quality property just a few blocks to Robson & Denman st., Downtown, Stanley Park & Coal Harbour Seawall. 1 park & storage. All info/meas approx.