## R2883995 Apartment/Condo

## 2005 1077 MARINASIDE CRESCENT VANCOUVER

**Residential Attached** \$1,382,500 (LP)

Yaletown, V6Z 2Z5

Depth/Size (ft): Frontage (ft): Lot Area: Flood Plain:

Rear Yard Exp:

2 Bedrooms: 2 Bathrooms: **Full Baths:** 2 Half Baths: 0 Maint. Fee: 757.54 Approx. Year Built: 2000 Age: 24 Zoning: CD-1 **Gross Taxes:** \$3,662.19 For Tax Year: 2023 P.I.D.: 024-846-261

Style of Home: Construction:

Upper Unit Concrete

Concrete, Glass, Mixed

1 - Fuel: Gas - Natural

Yes

Foundation:

Exterior:

Rain Screen: Renovations:

# of Fireplaces: Water Supply:

City/Municipal Baseboard, Electric Fuel/Heating: **Outdoor Area:** Balcony(s) Type of Roof: Tile - Concrete Wall/Wall/Mixed Floor Finish:

Parking:

Total: 2 - Covered: 2

Yes

**Covered Parking: Parking Access:** Side

Parking: Garage; Underground, Visitor Parking

Locker:

Units in Dev: Distance to:

Freehold Strata Title to Land:

**Property Disc: PAD Rental:** 

**Fixtures Leased:** Fixtures Rmvd:

Floor

View: Yes: Water and Marina

Mgmt. Company: Rancho Management Services - 604-684-4508

Complex / Subdiv:

Services Connected: Community, Electricity, Natural Gas, Sanitary Sewer, Storm Sewer, Water

STRATA LOT 301 FALSE CREEK NEW WESTMINSTER DISTRICT STRATA PLAN LMS4255 TOGETHER WITH AN INTEREST IN THE COMMON Legal: PROPERTY IN PROPORTION TO THE UNIT ENTITLEMENT OF THE STRATA LOT AS SHOWN ON FORM V

Amenities: Bike Room, Elevator, Exercise Centre, Garden, In Suite Laundry, Pool; Indoor, Concierge

Site Influences: Adult Oriented, Central Location, Marina Nearby, Paved Road, Recreation Nearby, Shopping Nearby

Features:

**Bylaw Restric:** Pets Allowed w/Rest., Rentals Allwd w/Restrctns

Listing Broker(s): Oakwyn Realty Downtown Ltd.

Floor Type Dimensions Main Living Room 15'1' x 10'7' Main Dining Room 9'11' x 8'11' Main Kitchen 11'8' x 8'11' Primary Bedroom Main 11'5' x 9'1' Main Bedroom 11'7' x 8'8' Office Main 8'3' x 7'2'

1,003 sqft

6 # of Pieces Ensuite? Bathroom Floor Yes

4

Main

Type

Dimensions

Nο

Finished Floor (Above): 0 sqft Finished Floor (Below): 0 sqft Finished Floor (Bsmt): 0 sqft Finished Floor (Total):

Finished Floor (Main):

1,003 sqft **Unfinished Floor:** 0 sqft

**Grand Total:** 1,003 sqft # Of Pets:

**Basement:** None # or % of Rentals Allowed:

# Of Rooms:

# Of Levels:

# Of Kitchens:

Crawl/Bsmt Height:

Welcome to Marina Resort! Located on iconic Marinaside Cres, just steps from the Sea Wall. Amazing upper unit floor features 2 bdrm/2 bath, 1001 sqft, with amazing views of the marina. Open floor plan that flows through the living/dining/kitchen. Enjoy the private balcony, great for summer days. Brand new gas stove & dishwasher. Home comes with 2 parking/1 storage. 1 parking is currently rented out to resident. Currently rented M2M to great tenants. Rentals allowed w/ no short term rentals. 24 hour notice for showings.