

<b>Depth/Size (ft):</b>		<b>Bedrooms:</b>	3	<b>Approx. Year Built:</b>	2006
<b>Frontage (ft):</b>		<b>Bathrooms:</b>	3	<b>Age:</b>	18
<b>Lot Area:</b>		<b>Full Baths:</b>	3	<b>Zoning:</b>	CD-1
<b>Flood Plain:</b>		<b>Half Baths:</b>	0	<b>Gross Taxes:</b>	\$7,685.85
<b>Rear Yard Exp:</b>		<b>Maint. Fee:</b>	1,492.01	<b>For Tax Year:</b>	2023
<b>View:</b>	Yes			<b>P.I.D.:</b>	026-900-793

<b>Style of Home:</b>	1 Storey,Upper Unit	<b>Parking:</b>	Total: 2 - Covered: 2
<b>Construction:</b>	Concrete	<b>Covered Parking:</b>	2
<b>Exterior:</b>	Concrete,Glass,Mixed	<b>Parking Access:</b>	Side
<b>Foundation:</b>		<b>Parking:</b>	Garage; Underground
<b>Rain Screen:</b>		<b>Locker:</b>	Yes
<b>Renovations:</b>		<b>Units in Dev:</b>	31
<b># of Fireplaces:</b>	1 - Fuel: Gas - Natural	<b>Distance to:</b>	
<b>Water Supply:</b>	City/Municipal	<b>Title to Land:</b>	Freehold Strata
<b>Fuel/Heating:</b>	Forced Air,Heat Pump,Natural Gas	<b>Property Disc:</b>	Yes
<b>Outdoor Area:</b>	Balcony(s)	<b>PAD Rental:</b>	
<b>Type of Roof:</b>	Asphalt	<b>Fixtures Leased:</b>	
<b>Floor Finish:</b>	Hardwood,Tile	<b>Fixtures Rmvd:</b>	Yes

<b>View:</b>	Yes : Unobstructed Waterfront
<b>Mgmt. Company:</b>	Tribe - 604-343-2601
<b>Complex / Subdiv:</b>	Silver Sea
<b>Services Connected:</b>	Electricity,Natural Gas,Sanitary Sewer,Water
<b>Legal:</b>	STRATA LOT 5, PLAN BCS2128, DISTRICT LOT FALSE CREEK, 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.
<b>Amenities:</b>	Day Care Centre,Elevator,Exercise Centre,In Suite Laundry,Pool; Indoor,Recreation Center,Sauna/Steam Room,Storage,Swirlpool/Hot Tub,Concierge
<b>Site Influences:</b>	Central Location,Golf Course Nearby,Marina Nearby,Recreation Nearby,Shopping Nearby,Waterfront Property
<b>Features:</b>	Air Conditioning,ClthWsh/Dryr/Frdg/Stve/DW,Sprinkler - Fire,Wine Cooler
<b>Bylaw Restrict:</b>	Pets Allowed,Rentals Allowed
<b>Listing Broker(s):</b>	Amex Broadway West Realty

Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Foyer	6'1 x 10'5	Main	Bedroom	10'11 x 10'5
Main	Pantry	7'9 x 5'0	Main	Bedroom	10'6 x 10'6
Main	Kitchen	8'1 x 10'3			
Main	Dining Room	6'10 x 10'1			
Main	Living Room	11'10 x 10'3			
Main	Primary Bedroom	10'7 x 12'8			
Main	Walk-In Closet	4'10 x 8'7			

<b>Finished Floor (Main):</b>	1,516 sqft	<b># Of Rooms:</b>	9	<b>Bathroom Floor</b>	<b># of Pieces</b>	<b>Ensuite?</b>
<b>Finished Floor (Above):</b>	0 sqft	<b># Of Kitchens:</b>	1	Main	5	Yes
<b>Finished Floor (Below):</b>	0 sqft	<b># Of Levels:</b>	1	Main	3	Yes
<b>Finished Floor (Bsmnt):</b>	0 sqft	<b>Crawl/Bsmnt Height:</b>		Main	3	No
<b>Finished Floor (Total):</b>	1,516 sqft	<b>Basement:</b>	None			
<b>Unfinished Floor:</b>	0 sqft	<b># or % of Rentals Allowed:</b>	100			
<b>Grand Total:</b>	1,516 sqft	<b># Of Pets:</b>				

203 Silversea offers once in a lifetime unobstructed ocean views from every room. With its own private elevator, enter into a luxurious, 1516 SF, 3 beds, 3 full bath residence. Featuring AC, fully integrated smart home, 9' floor to ceiling windows throughout, elegant hardwood floors, cozy gas fireplace and an open chef's kitchen. The primary bedroom includes a large walk-in closet & a 5 piece spa themed bathroom with heated floors. Enjoy warm sunsets and the intimate setting of False Creek & Granville Island from 3 covered balconies. World class amenities include a full size swimming pool, steam rooms & hot tub & an extensive fitness room. Quiet walks along the Seawall & George Wainborn Park are just outside your front door. This waterfront lifestyle is waiting for you to call it home.