

Depth/Size (ft):		Bedrooms:	1	Approx. Year Built:	1982
Frontage (ft):		Bathrooms:	1	Age:	42
Lot Area:		Full Baths:	1	Zoning:	DD
Flood Plain:		Half Baths:	0	Gross Taxes:	\$1,311.77
Rear Yard Exp:	Northwest	Maint. Fee:	256.71	For Tax Year:	2023
View:	Yes			P.I.D.:	006-344-771

Style of Home:	Upper Unit	Parking:	
Construction:	Concrete	Covered Parking:	
Exterior:	Mixed	Parking Access:	
Foundation:		Parking:	None, Visitor Parking
Rain Screen:		Locker:	
Renovations:		Units in Dev:	152
# of Fireplaces:		Distance to:	
Water Supply:	City/Municipal	Title to Land:	Freehold Strata
Fuel/Heating:	Hot Water	Property Disc:	Yes
Outdoor Area:	Balcony(s)	PAD Rental:	
Type of Roof:	Other	Fixtures Leased:	
Floor Finish:	Mixed	Fixtures Rmvd:	

View:	Yes : CITY
Mgmt. Company:	Accent Real Estate - 604-431-1800
Complex / Subdiv:	ANCHOR POINT
Services Connected:	Electricity, Sanitary Sewer, Water
Legal:	STRATA LOT 82, PLAN VAS1182, DISTRICT LOT 541, NEW WESTMINSTER LAND DISTRICT, UNDIV 5442/1000000 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
Amenities:	Bike Room, Exercise Centre, Shared Laundry
Site Influences:	Central Location, Marina Nearby, Recreation Nearby, Shopping Nearby
Features:	Drapes/Window Coverings, Refrigerator, Stove
Bylaw Restrict:	Pets Not Allowed, Rentals Allowed
Listing Broker(s):	RE/MAX LIFESTYLES REALTY

Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Foyer	6'11 x 4'			
Main	Kitchen	7'7 x 7'8			
Main	Dining Room	9'10 x 6'2			
Main	Bedroom	8'10 x 8'8			
Main	Patio	7'10 x 7'5			

Finished Floor (Main):	471 sqft	# Of Rooms:	5	Bathroom Floor	# of Pieces	Ensuite?
Finished Floor (Above):	0 sqft	# Of Kitchens:	1	Main	3	No
Finished Floor (Below):	0 sqft	# Of Levels:	1			
Finished Floor (Bsmnt):	0 sqft	Crawl/Bsmnt Height:				
Finished Floor (Total):	471 sqft	Basement:	None			
Unfinished Floor:	0 sqft	# or % of Rentals Allowed:				
Grand Total:	471 sqft	# Of Pets:				

OPEN HOUSE SATURDAY JULY 27TH 2:30-4:30PM. SUPER CENTRAL LOCATION! 1 BDRM on the 5th floor of a concrete building at Anchor Point 1. Be close to all the amenities that downtown Vancouver have to offer and be at the West End and Beach District. Here is a great first home or investment opportunity! Unit is ready for move-in. Enjoy the balcony where you can enjoy a little downtime, bbq or a morning cup of coffee. Amazing roof top terrace with stunning views of English bay & the city. Come have a look!