

Depth/Size (ft):		Bedrooms:	1	Approx. Year Built:	1967
Frontage (ft):		Bathrooms:	1	Age:	57
Lot Area:		Full Baths:	1	Zoning:	RM-5A
Flood Plain:	No	Half Baths:	0	Gross Taxes:	\$0.00
Rear Yard Exp:	Northwest	Maint. Fee:	993.12	For Tax Year:	2014
View:	Yes			P.I.D.:	024-224-286

Style of Home:	Corner Unit,Upper Unit	Parking:	
Construction:	Concrete	Covered Parking:	
Exterior:	Concrete	Parking Access:	Rear
Foundation:		Parking:	Garage; Underground
Rain Screen:		Locker:	
Renovations:	Completely	Units in Dev:	41 - Total Units in Strata: 41
# of Fireplaces:	1 - Fuel: Electric	Distance to:	
Water Supply:	City/Municipal	Title to Land:	Leasehold prepaid-NonStrata
Fuel/Heating:	Baseboard,Hot Water	Property Disc:	Yes
Outdoor Area:	Balcony(s)	PAD Rental:	
Type of Roof:	Tar & Gravel	Fixtures Leased:	No
Floor Finish:	Laminate,Tile	Fixtures Rmvd:	No

View:	Yes : Partial Ocean view
Mgmt. Company:	Raymond Shiu - 604-876-5165
Complex / Subdiv:	St. Pierre
Services Connected:	Electricity,Sanitary Sewer,Water
Legal:	LEASEHOLD INTEREST IN LOT 8 BLOCK 52 DISTRICT LOT 185 GROUP 1 NEW WESTMINSTER DISTRICT PLAN 92
Amenities:	Elevator,Garden,Shared Laundry,Storage
Site Influences:	Central Location,Recreation Nearby,Shopping Nearby
Features:	Drapes/Window Coverings,Microwave,Oven - Built In,Range Top,Refrigerator,Windows - Thermo
Bylaw Restrict:	Pets Allowed w/Rest.,Rentals Allowed
Listing Broker(s):	Sutton Group-West Coast Realty (Surrey/24)

Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Living Room	14'3 x 12'5			
Main	Kitchen	13'3 x 7'3			
Main	Primary Bedroom	11'7 x 9'3			
Main	Foyer	4'2 x 4'2			

Finished Floor (Main):	547 sqft	# Of Rooms:	4	Bathroom Floor	# of Pieces	Ensuite?
Finished Floor (Above):	0 sqft	# Of Kitchens:	1	Main	4	No
Finished Floor (Below):	0 sqft	# Of Levels:	1			
Finished Floor (Bsmnt):	0 sqft	Crawl/Bsmnt Height:				
Finished Floor (Total):	547 sqft	Basement:	None			
Unfinished Floor:	0 sqft	# or % of Rentals Allowed:	100			
Grand Total:	547 sqft	# Of Pets:	Cats: Yes, Dogs: Yes			

Incredible value corner condo in the West End. Bright & completely renovated 1 bedroom condo with large balcony and partial ocean view on quiet, tree-lined street. Move-in ready, with renovations incl: kitchen w SS appliances, bathroom, laminate flooring & tile, paint, lighting. Enjoy prime location, only one block to Sunset Beach, English Bay, parks and Seawall. St. Pierre is a concrete leasehold building, pre-paid until 31 Dec 2073. Maint. fee incl property taxes, heat, hot water, caretaker. Pets allowed! Storage locker \$40/month. Building updates: roof, elevator, parkade, balconies & railings, ext paint. Tenant is leaving in December. Video: <https://www.cotala.com/79257>

