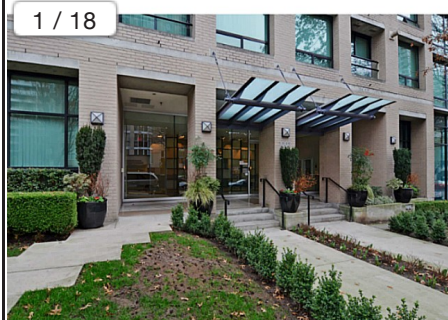


Vancouver West, West End VW
208 1003 BURNABY ST, V6E 4R7

MLS# V1106889

Residential Attached
Active



1 / 18	List Price: \$459,000	Previous Price:	
Subdiv/Complex:	Frontage:	Approx Yr Blt: 1999	PID: 024-359-912
Depth/Size:	Lot SqFt: 0	Age at List Date: 16	Type: Apartment/Condo
Exposure:	Bedrooms: 2	Taxes: \$1,597 (2014)	Zoning: CD-1
Stories in Bldg:	Bathrooms: 1	GST/HST Incl?: No	Tax Incl Utilities: Yes
Flood Plain: No	Full Baths: 1	Apprvl Reqd: No	
Meas. Type: Feet	Half Baths: 0		
Fixtures Lsd: N			
Fixt Removed: N			
View:			

Style of Home: 1 Storey, Corner Unit	Total Parking: 1	Covered Parking: 1
Construction: Concrete	Parking Access: Lane	
Foundation: Concrete Perimeter	Parking Facilities: Garage; Underground	
Exterior: Brick		
Rain Screen:	R/I Plumbing:	
Type of Roof: Tar & Gravel	Dist to Public Trans: 1 BLK	Dist to School/Bus:
Renovations:	Units in Development:	Total Units in Strata:
Flooring: Mixed	Locker: Yes	
Water Supply: City/Municipal	Possession:	
Heat/Fuel: Electric	Title to Land: Freehold Strata	
No. of Fireplaces: 1	R/I Fireplaces:	Seller's Interest: Registered Owner
Fireplace Fuel: Gas - Natural	Mortgage Info: \$0	
Outdoor Area: Balcony(s)		
Mngmt Co: Assertive	Property Disclosure: N - Rental Property	
Mngmt Ph: 604-253-5566	Bylaw Restrictions: Pets Allowed, Rentals Allowed	
Maint Fee: \$380.47		

Maint Charge Incl: **Gardening, Garbage Pickup, Gas, Hot Water, Management, Recreation Facility, Water**

Legal: **PL LMS3778 LT 14 DL 185 LD 36 SHARE IN COM PROP THEREIN TOGETHERWITH AN INTERES**
 Amenities: **Elevator, Exercise Centre, In Suite Laundry, Storage**
 Features Incl: **Clothes Washer/Dryer/Fridge/Stove/DW**

Site Influences: **Central Location, Lane Access, Recreation Nearby, Shopping Nearby**

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main F.	Living Room	13' X 9'5"						
Main F.	Dining	8' X 7'2"						
Main F.	Kitchen	8'4 X 8'						
Main F.	Master Bedroom	10'8 X 9'5"						
Main F.	Bedroom	10'10 X 7'10"						
Main F.	Other	8'6 X 5'						

Floor Area (SqFt):	Total # Rooms: 6	Bathrooms:
Finished Floor Area Main: 702	Finished Levels: 1	1 4 Piece; Ensuite: N; Level: Main F.
Finished Floor Area Up: 0	Basement Area: Full	2
Finished Floor Area Down: 0		3
Finished Floor Area Bsmt: 0	Bsmt Height:	4
Total Finished Floor Area: 702	Restricted Age:	5
	# Pets / Cats; Dogs: 2 / Cats: Yes; Dogs: Yes	6
Unfinished Floor Area: 0	# or % Rentals:	7
Grand Total Floor Area: 702		8

Listing Broker(s): **Park Georgia Realty Ltd.VnGra**

Looking for a gem in a perfect location? Come view the fabulous Milano by Cressey, a top quality and impeccably maintained concrete building in the heart of this vibrant city. This bright 2 bedroom and den corner unit features_ floor to ceiling glass on 2 walls, plus a gas fireplace & gas range. Unit feels large due to its modern layout and open concept kitchen plus eating bar. Central to just about everything including the YMCA, Aquatic Centre, beach, hospital, shops and restaurants. Pets (2)and rental welcome. Bonus 2 storage lockers! First Open Friday Feb 27th,10:30-12pm.

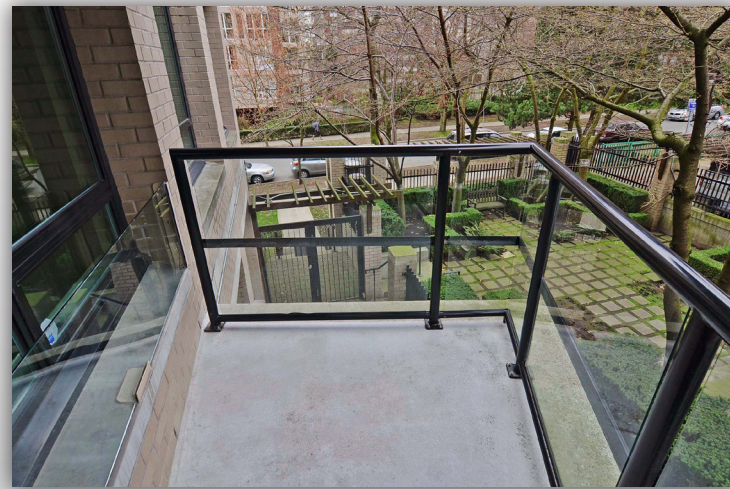
Welcome to
#208 1003 Burnaby St, Vancouver



Maria Geatros
 PARK GEORGIA REALTY

Phone: 604-377-2120
 Email: mgeatros@axion.net
 Website: parkgeorgia.com





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Strata Fee	\$380.47
Age	16 years
Style	Corner Unit
Bedrooms	2
Bathrooms	1
Size	702 ft ²

For more photos and a virtual tour, please visit: parkgeorgia.com



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