


Active
R2599296
 Board: V
 Apartment/Condo

307 175 VICTORY SHIP WAY

North Vancouver
 Lower Lonsdale
 V7L 0G1

Residential Attached
\$1,550,000 (LP)
 (SP) 



Sold Date: Frontage (feet): Original Price: **\$1,550,000**
 Meas. Type: Frontage (metres): Approx. Year Built: **2019**
 Depth / Size (ft.): Bedrooms: **2** Age: **2**
 Lot Area (sq.ft.): **0.00** Bathrooms: **2** Zoning: **STRATA**
 Flood Plain: **Yes** Full Baths: **2** Gross Taxes: **\$4,600.15**
 Council Apprv?: **No** Half Baths: **0** For Tax Year: **2020**
 Exposure: **West** Maint. Fee: **\$509.01** Tax Inc. Utilities?:
 If new, GST/HST inc?: **No** P.I.D.: **030-614-155**
 Mgmt. Co's Name: **Tribe** Tour:
 Mgmt. Co's Phone: **604-343-2601**
 View: **Yes: CORRIDOR WATER AND VANCOUVER**
 Complex / Subdiv: **CASCADE WEST AT THE PIER**
 Services Connected: **Electricity, Natural Gas, Sanitary Sewer, Storm Sewer, Water**

Style of Home: **Inside Unit**
 Construction: **Concrete**
 Exterior: **Concrete, Glass, Metal**
 Foundation: **Concrete Perimeter**
 Rain Screen:
 Renovations:
 Water Supply: **City/Municipal**
 Fireplace Fuel:
 Fuel/Heating: **Forced Air, Heat Pump**
 Outdoor Area: **Balcony(s)**
 Type of Roof: **Tile - Concrete**

Reno. Year:
 R.I. Plumbing: **No**
 R.I. Fireplaces:
 # of Fireplaces: **0**

Total Parking: **1** Covered Parking: **1** Parking Access: **Front**
 Parking: **Garage; Underground**
 Locker:
 Dist. to Public Transit: **1 BLOCK** Dist. to School Bus: **1 BLOCK**
 Units in Development:
 Title to Land: **Freehold Strata** Total Units in Strata: **201**
 Property Disc.: **No**
 Fixtures Leased: **No**
 Fixtures Rmvd: **No**
 Floor Finish: **Mixed**

Maint Fee Inc: **Caretaker, Garbage Pickup, Gardening, Gas, Heat, Hot Water, Management, Other, Recreation Facility, Snow removal**
 Legal: **STRATA LOT 31, PLAN EPS5285, DISTRICT LOT 274, GROUP 1, NEW WESTMINSTER LAND DISTRICT, & PT OF THE BED & FORESHORE OF BURRARD INLET, TOGETHER WITH AN INTEREST IN THE COMMON PROPERTY IN PROPORTION TO THE UNIT ENTITLEMENT OF THE**
 Amenities: **Air Cond./Central, Bike Room, Elevator, Garden, In Suite Laundry, Recreation Center**

Site Influences: **Central Location, Marina Nearby, Recreation Nearby, Ski Hill Nearby, Waterfront Property**
 Features: **Air Conditioning, ClthWsh/Dryr/Frdg/Stve/DW, Disposal - Waste, Drapes/Window Coverings, Microwave, Smoke Alarm, Sprinkler - Fire**

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Living Room	15'4 x 9'0			x			x
Main	Dining Room	15'0 x 9'0			x			x
Main	Kitchen	14'7 x 8'5			x			x
Main	Den	8'0 x 5'2			x			x
Main	Master Bedroom	14'10 x 14'4			x			x
Main	Walk-In Closet	8'7 x 5'10			x			x
Main	Bedroom	11'0 x 9'0			x			x
Main	Walk-In Closet	7'0 x 7'0			x			x
		x			x			
		x			x			

Finished Floor (Main):	1,130	# of Rooms: 8	# of Kitchens: 1	# of Levels: 1	Bath	Floor	# of Pieces	Ensuite?	Outbuildings
Finished Floor (Above):	0	Crawl/Bsmt. Height:			1	Main	5	Yes	Barn:
Finished Floor (Below):	0	Restricted Age:			2	Main	4	Yes	Workshop/Shed:
Finished Floor (Basement):	0	# of Pets: 2	Cats:	Dogs:	3				Pool:
Finished Floor (Total):	1,130 sq. ft.	# or % of Rentals Allowed:			4				Garage Sz:
Unfinished Floor:	0	Bylaws: Pets Allowed w/Rest., Rentals Allwd w/Restrctns, Smoking Restrictions			5				Door Height:
Grand Total:	1,130 sq. ft.	Basement: None			6				
					7				
					8				

Listing Broker(s): **Anson Realty Ltd.**

AIR CONDITIONED West Facing Brand New Home with views to Vancouver and the Waterfront from your balcony and living room. Wonderful layout with the two bedrooms on opposite sides - both with en-suites plus a separate den/home office. You'll enjoy the spacious balcony and quality finishing including; 9 ft ceilings, crown moulding and a large cooks kitchen with Scavolini cabinetry, quartz countertops, a pantry, island with breakfast bar and Bosch appliances including a gas cooktop. Live steps to all that vibrant Lower Lonsdale has to offer including; Seabus, Lonsdale Quay, shops, restaurants, Spirit Trail and recreation - you may never drive again! Cascade owners enjoy the Indoor Pool, whirlpool, steam and sauna, gym and Sun Terrace at the Pinnacle Pier Hotel next door. Home is Move in Ready!