


Active
R2637061

Board: V
Townhouse

17 8699 HAZELBRIDGE WAY

Richmond
West Cambie
V6X 0T4

Residential Attached

\$1,249,900 (LP) 
(SP) 



Sold Date: If new, GST/HST inc?: **No** Original Price: **\$1,249,900**
 Meas. Type: Bedrooms: **2** Approx. Year Built: **2021**
 Frontage(feet): Bathrooms: **3** Age: **0**
 Frontage(metres): Full Baths: **3** Zoning: **ZMU25**
 Depth / Size (ft.): Half Baths: **0** Gross Taxes: **\$0.00**
 Sq. Footage: **0.00** For Tax Year:
 Flood Plain: P.I.D.: **031-479-260** Tax Inc. Utilities?:
 View: **No** : Tour:
 Complex / Subdiv: **TORINO**
 Services Connctd: **Community, Electricity, Natural Gas, Sanitary Sewer, Water**
 Sewer Type: **City/Municipal** Water Supply: **City/Municipal**

Style of Home: **2 Storey**
 Construction: **Concrete**
 Exterior: **Concrete, Glass, Metal**
 Foundation: **Concrete Slab**
 Renovations:
 # of Fireplaces: R.I. Fireplaces:
 Fireplace Fuel:
 Fuel/Heating: **Forced Air, Heat Pump**
 Outdoor Area: **Patio(s)**
 Type of Roof: **Asphalt, Other, Tile - Composite**

Total Parking: **1** Covered Parking: **1** Parking Access:
 Parking: **Garage Underbuilding**
 Dist. to Public Transit:
 Title to Land: **Freehold Strata** Dist. to School Bus:
 Property Disc.: **No**
 Fixtures Leased: :
 Fixtures Rmvd: **No** :
 Floor Finish: **Laminate, Tile**

Legal: **STRATA LOT 17, BLOCK 5N, PLAN EPS7553, SECTION 28, RANGE 6W, 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**

Amenities: **Air Cond./Central, Elevator, Exercise Centre, Recreation Center**

Site Influences: **Central Location, Shopping Nearby**

Features: **Air Conditioning, ClthWsh/Dryr/Frdg/Stve/DW, Drapes/Window Coverings, Microwave, Sprinkler - Fire**

| | | | |
|--|--|---------------------------------|-------------|
| Finished Floor (Main): 679 | Units in Development: | Tot Units in Strata: 417 | Locker: |
| Finished Floor (Above): 863 | Exposure: | Stores in Building: 15 | |
| Finished Floor (AbvMain2): 0 | Mgmt. Co's Name: Associa | Mgmt. Co's #: | |
| Finished Floor (Below): 0 | Maint Fee: \$647.15 | Council/Park Apprv?: | |
| Finished Floor (Basement): 0 | Maint Fee Includes: Caretaker, Garbage Pickup, Gardening, Gas, Heat, Hot Water, Management, Recreation Facility, Sewer, Water | | |
| Finished Floor (Total): 1,542 sq. ft. | Bylaws Restrictions: Pets Allowed w/Rest., Rentals Allowed | | |
| Unfinished Floor: 0 | Restricted Age: | # of Pets: 1 | Cats: Dogs: |
| Grand Total: 1,542 sq. ft. | # or % of Rentals Allowed: | | |
| Suite: | Short Term(<1yr)Rnt/Lse Alwd?: No | | |
| Basement: None | Short Term Lse-Details: | | |
| Crawl/Bsmt. Ht: | | | |
| # of Kitchens: 1 | | | |
| # of Levels: 2 | | | |
| # of Rooms: 8 | | | |

| Floor | Type | Dimensions | Floor | Type | Dimensions | Bath | Floor | # of Pieces | Ensuite? |
|-------|----------------|--------------|-------|------|------------|------|-------|-------------|----------|
| Main | Kitchen | 8'4 x 7'11 | | | x | 1 | Main | 3 | No |
| Main | Dining Room | 11'8 x 8'0 | | | x | 2 | Above | 4 | Yes |
| Main | Living Room | 19'11 x 17'7 | | | x | 3 | Above | 4 | No |
| Above | Master Bedroom | 15'3 x 10'0 | | | x | 4 | | | |
| Above | Walk-In Closet | 9'0 x 4'2 | | | x | 5 | | | |
| Above | Bedroom | 12'8 x 9'6 | | | x | 6 | | | |
| Above | Den | 13'5 x 11'4 | | | x | 7 | | | |
| Above | Laundry | 8'0 x 7'1 | | | x | 8 | | | |

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

Concrete 2 level Townhome at Torino South. Brand new & move-in ready! Feels great with: super wide living and dining areas with full bathroom on main floor. 2 bedrooms on top floor with a large den (big enough as a bedroom) ample storage under stairs and in laundry room. Conveniently located in a walkable neighbourhood and only 2 mins from the future Capstan Canada Line Station (2023)