


**Active**  
**R2662916**  
 Board: V  
 Apartment/Condo

**616 8699 HAZELBRIDGE WAY**

Richmond  
 West Cambie  
 V6X 0T4

Residential Attached

**\$719,900** (LP)   
 (SP) 



Sold Date: If new, GST/HST inc?: **No** Original Price: **\$719,900**  
 Meas. Type: Bedrooms: **1** Approx. Year Built: **2021**  
 Frontage(feet): Bathrooms: **1** Age: **1**  
 Frontage(metres): Full Baths: **1** Zoning: **ZMU25**  
 Depth / Size (ft.): Half Baths: **0** Gross Taxes: **\$0.00**  
 Sq. Footage: **0.00** For Tax Year: **2021**  
 Flood Plain: P.I.D.: **031-480-381** Tax Inc. Utilities?: **No**  
 View: **Yes COURTYARD** Tour:  
 Complex / Subdiv: **TORINO**  
 Services Connctd: **Community, Electricity, Natural Gas, Water**  
 Sewer Type: **City/Municipal** Water Supply: **City/Municipal**

Style of Home: **Inside Unit**  
 Construction: **Concrete, Concrete Block, Frame - Metal**  
 Exterior: **Concrete, Glass, Metal**  
 Foundation: **Concrete Block, Concrete Slab**  
 Renovations:  
 # of Fireplaces: R.I. Fireplaces:  
 Fireplace Fuel:  
 Fuel/Heating: **Forced Air, Heat Pump**  
 Outdoor Area: **Balcony(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: **No**  
 Fixtures Rmvd: **No**  
 Floor Finish: **Laminate, Tile**

Legal: **STRATA LOT 129, 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, In Suite Laundry, 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): <b>716</b>	Units in Development:	Tot Units in Strata: <b>417</b>	Locker:
Finished Floor (Above): <b>0</b>	Exposure: <b>North</b>	Stores in Building: <b>15</b>	
Finished Floor (AbvMain2): <b>0</b>	Mgmt. Co's Name: <b>ASSOCIA</b>	Mgmt. Co's #:	
Finished Floor (Below): <b>0</b>	Maint Fee: <b>\$307.88</b>	Council/Park Apprv?:	
Finished Floor (Basement): <b>0</b>	Maint Fee Includes: <b>Caretaker, Garbage Pickup, Gardening, Gas, Heat, Hot Water, Management, Recreation Facility, Sewer, Water</b>		
Finished Floor (Total): <b>716 sq. ft.</b>			
Unfinished Floor: <b>0</b>			
Grand Total: <b>716 sq. ft.</b>	Bylaws Restrictions: <b>Pets Allowed w/Rest., Rentals Allowed</b>		
Suite:	Restricted Age:	# of Pets: <b>1</b>	Cats: Dogs:
Basement: <b>None</b>	# or % of Rentals Allowed:		
Crawl/Bsmt. Ht:	Short Term(<1yr)Rnt/Lse Alwd?: <b>No</b>		
# of Kitchens: <b>1</b>	Short Term Lse-Details:		
# of Levels: <b>1</b>			
# of Rooms: <b>6</b>			

Floor	Type	Dimensions	Floor	Type	Dimensions	Bath	Floor	# of Pieces	Ensuite?
Main	Living Room	10'6 x 10'0			x	1	Main	4	Yes
Main	Dining Room	10'6 x 6'8			x	2			
Main	Kitchen	7'8 x 9'0			x	3			
Main	Bedroom	11'0 x 12'6			x	4			
Main	Walk-In Closet	6'5 x 7'0			x	5			
Main	Den	7'8 x 3'10			x	6			
					x	7			
					x	8			

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

**Sweet courtyard facing 1 bedroom home at Torino South. Airy with large living areas, bedroom, deluxe U shape kitchen with full size appliances, wide plank laminate flooring, and heating/cooling. Nice covered patio to enjoy your downtime. Convenient location with services, groceries, and restaurants all within walking distance and only 2 mins from the future Capstan Canada Line Station (2023). Brand new and move-in ready!**