


Active
R2524197
 Board: V
 Apartment/Condo

1603 8628 HAZELBRIDGE WAY

Richmond
 West Cambie
 V6X 0R5

Residential Attached
\$1,149,900 (LP)
 (SP) 



Sold Date: Frontage (feet): Original Price: **\$1,149,900**
 Meas. Type: Frontage (metres): Approx. Year Built: **2018**
 Depth / Size (ft.): Bedrooms: **2** Age: **2**
 Lot Area (sq.ft.): **0.00** Bathrooms: **2** Zoning: **CD**
 Flood Plain: Full Baths: **2** Gross Taxes: **\$3,282.12**
 Council Apprv?: **No** Half Baths: **0** For Tax Year: **2020**
 Exposure: **Northeast** Maint. Fee: **\$386.00** Tax Inc. Utilities?: **No**
 If new, GST/HST inc?: **No** P.I.D.: **030-529-239**
 Mgmt. Co's Name: **Associa** Tour:
 Mgmt. Co's Phone: **604-590-6060**
 View: **Yes: RIVER AND MOUNTAINS**
 Complex / Subdiv: **SORRENTO - WEST**
 Services Connected: **Electricity, Natural Gas, Water**

Style of Home: Penthouse	Total Parking: 1	Covered Parking: 1	Parking Access: Side
Construction: Concrete	Parking: Garage Underbuilding	Locker:	
Exterior: Glass, Metal, Other	Reno. Year:	Dist. to Public Transit:	Dist. to School Bus:
Foundation: Concrete Perimeter	R.I. Plumbing: No	Units in Development:	Total Units in Strata:
Rain Screen:	R.I. Fireplaces:	Title to Land: Freehold Strata	
Renovations:	# of Fireplaces: 0	Property Disc.: No	
Water Supply: City/Municipal		Fixtures Leased: No	
Fireplace Fuel:		Fixtures Rmvd: No	
Fuel/Heating: Forced Air, Heat Pump		Floor Finish: Laminate, Mixed	
Outdoor Area: Balcony(s), Rooftop Deck			
Type of Roof: Other			

Maint Fee Inc: **Caretaker, Garbage Pickup, Gardening, Hot Water, Management**
 Legal: **STRATA LOT 126, BLOCK 5N, PLAN EPS5073, 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: **Club House, Exercise Centre, Pool; Indoor, Sauna/Steam Room, Swirlpool/Hot Tub**

Site Influences: **Central Location, Recreation Nearby, Shopping Nearby**
 Features: **Air Conditioning, ClthWsh/Dryr/Frdg/Stve/DW, Drapes/Window Coverings, Smoke Alarm, Sprinkler - Fire**

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Dining Room	10'0 x 10'0			x			x
Main	Living Room	13'0 x 11'0			x			x
Main	Master Bedroom	10'5 x 10'5			x			x
Main	Bedroom	10'0 x 10'0			x			x
Main	Kitchen	8'0 x 11'0			x			x
Above	Den	14'0 x 4'5			x			x
					x			x
					x			x
					x			x
					x			x

Finished Floor (Main): 1,014	# of Rooms: 6	# of Kitchens: 1	# of Levels: 2	Bath	Floor	# of Pieces	Ensuite?	Outbuildings
Finished Floor (Above): 108	Crawl/Bsmt. Height:			1	Main	4	Yes	Barn:
Finished Floor (Below): 0	Restricted Age:			2	Main	3	No	Workshop/Shed:
Finished Floor (Basement): 0	# of Pets:	Cats:	Dogs:	3				Pool:
Finished Floor (Total): 1,122 sq. ft.	# or % of Rentals Allowed:			4				Garage Sz:
Unfinished Floor: 0	Bylaws: Pets Allowed, Rentals Allowed			5				Door Height:
Grand Total: 1,122 sq. ft.	Basement: None			6				
				7				
				8				

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

A well designed functional two bedroom penthouse unit in the heart of Richmond; The Sorrento built by Pinnacle International. Bright Southwest exposure with view of river and mountains. Centrally located, close to shopping amenities and Canada Line. Complex features superb amenities such as indoor pool, gym, basketball/badminton court, yoga and games room. This unit has a 533 sq.ft. private roof top deck for your outdoor entertainment. Easy to show and move in ready!