

Active
R2567362
 Board: V
 Apartment/Condo

705 8628 HAZELBRIDGE WAY

Richmond
 West Cambie
 V6X 0R5

Residential Attached

\$749,000 (LP)

(SP) 



Sold Date: Frontage (feet): Original Price: **\$749,000**
 Meas. Type: Frontage (metres): Approx. Year Built: **2018**
 Depth / Size (ft.): Bedrooms: **2** Age: **3**
 Lot Area (sq.ft.): **0.00** Bathrooms: **2** Zoning: **ZMU25**
 Flood Plain: Full Baths: **2** Gross Taxes: **\$2,374.04**
 Council Apprv?: Half Baths: **0** For Tax Year: **2020**
 Exposure: **Southwest** Maint. Fee: **\$392.50** Tax Inc. Utilities?: **No**
 If new, GST/HST inc?: **No** P.I.D.: **030-528-551**
 Mgmt. Co's Name: **Associa BC Inc** Tour:
 Mgmt. Co's Phone: **604-591-6060**
 View: **:**
 Complex / Subdiv: **SORRENTO - WEST**
 Services Connected: **Electricity, Natural Gas, Sanitary Sewer, Water**

Style of Home: 1 Storey	Total Parking: 1	Covered Parking: 1	Parking Access: Side
Construction: Concrete	Parking: Garage Underbuilding	Locker:	
Exterior: Glass, Metal, Mixed	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)			
Type of Roof: Tile - Concrete			

Maint Fee Inc: **Caretaker, Garbage Pickup, Gardening, Gas, Heat, Hot Water, Management, Recreation Facility, Sewer, Water**
 Legal: **STRATA LOT 58, 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: **Air Cond./Central, Club House, Garden, 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, Microwave, Oven - Built In, Smoke Alarm, Sprinkler - Fire**

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Living Room	20'0 x 9'10			X			X
Main	Kitchen	8'9 x 7'0			X			X
Main	Master Bedroom	11'7 x 9'6			X			X
Main	Walk-In Closet	6'7 x 5'0			X			X
Main	Bedroom	9'6 x 8'9			X			X
					X			X
					X			X
					X			X
					X			X
					X			X

Finished Floor (Main): 822	# of Rooms: 5	# of Kitchens: 1	# of Levels: 1	Bath	Floor	# of Pieces	Ensuite?	Outbuildings
Finished Floor (Above): 0	Crawl/Bsmt. Height:			1	Main	4	Yes	Barn:
Finished Floor (Below): 0	Restricted Age:			2	Main	4	No	Workshop/Shed:
Finished Floor (Basement): 0	# of Pets:	Cats:	Dogs:	3				Pool:
Finished Floor (Total): 822 sq. ft.	# or % of Rentals Allowed:			4				Garage Sz:
Unfinished Floor: 0	Bylaws: Pets Allowed, Rentals Allowed			5				Door Height:
Grand Total: 822 sq. ft.	Basement: None			6				
				7				
				8				

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

Southwest corner 2 bedroom & 2 bath suite at Sorrento West built by Pinnacle International. Functional layout, master bedroom with walk-in closet, 4 pcs ensuite with double sinks. Laminated floor at living and dining area, 9 ft. ceiling, high-end stainless steel appliances. Heat pump for heating and cooling comfort. Excellent location, steps away from the future Capstan Station of Canada Line, walk to Union Square, Yaohan Shopping Mall, Costco & T&T Supermarket. Resort-like amenities include indoor swimming pool, hot tub, sauna, gym, basketball/badminton court and more... Comes with 1 parking and 1 bike storage. Talmey Elementary and MacNeill Secondary. Ready for move-in. Easy to show. Self Measurements, to be confirmed by buyers. Call today to book your private showing.