

Active
R2476825
 Board: V
 Apartment/Condo

609 185 VICTORY SHIP WAY

North Vancouver
 Lower Lonsdale
 V7L 0G2

Residential Attached

\$1,285,000 (LP)

(SP) 



Sold Date: _____ Frontage (feet): _____ Original Price: **\$1,285,000**
 Meas. Type: _____ Frontage (metres): _____ Approx. Year Built: **2019**
 Depth / Size (ft.): _____ Bedrooms: **2** Age: **1**
 Lot Area (sq.ft.): **0.00** Bathrooms: **2** Zoning: **STRATA**
 Flood Plain: **Yes** Full Baths: **2** Gross Taxes: **\$4,200.99**
 Council Apprv?: **No** Half Baths: **0** For Tax Year: **2020**
 Exposure: **Northeast** Maint. Fee: **\$468.93** Tax Inc. Utilities?: **No**
 If new, GST/HST inc?: **No** P.I.D.: **030-615-640**
 Mgmt. Co's Name: **Stratawest** Tour: _____
 Mgmt. Co's Phone: **604-904-9595**
 View: **Yes: CORRIDOR WATER & CITY FR BALC.**
 Complex / Subdiv: **CASCADE EAST AT THE PIER**
 Services Connected: **Electricity, Natural Gas, Sanitary Sewer, Storm Sewer, Water**

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

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

Maint Fee Inc: **Garbage Pickup, Gardening, Gas, Heat, Hot Water, Management, Other, Recreation Facility, Snow removal, Water**
 Legal: **STRATA LOT 180, PLAN EPS5285, DISTRICT LOT 274, GROUP 1, NEW WESTMINSTER LAND DISTRICT, & PART OF THE BED & FORESHORE OF BURRARD INLET GROUP TOGETHER WITH AN INTEREST IN THE COMMON PROPERTY IN PROPORTION TO THE UNIT**
 Amenities: **Air Cond./Central, Bike Room, Elevator, In Suite Laundry, Recreation Center**

Site Influences: **Central Location, Marina Nearby, Recreation Nearby, Shopping 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	9'0 x 16'0			x			x
Main	Dining Room	9'0 x 16'0			x			x
Main	Kitchen	9'0 x 8'9			x			x
Main	Master Bedroom	17'10 x 9'11			x			x
Main	Walk-In Closet	8'11 x 5'3			x			x
Main	Bedroom	10'2 x 9'8			x			x
Main	Foyer	11'0 x 10'0			x			x
					x			x
					x			x
					x			x

Finished Floor (Main): 1,127	# of Rooms: 7	# 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	3	No	Workshop/Shed:
Finished Floor (Basement): 0	# of Pets:	Cats: Yes	Dogs: Yes	3				Pool:
Finished Floor (Total): 1,127 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: 1,127 sq. ft.	Basement: None			6				
				7				
				8				

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

Brand new in a waterfront building, this lovely north east corner 2 bedroom is a very spacious 1,127 sq.ft. with 9 foot ceilings and is a great layout with the bedrooms on opposite sides. Views to Vancouver and the water from your spacious balcony. Quality finishing including Scavolini kitchen cabinets, Bosch appliances and Engineered hardwood in the main living areas, carpet in the bedrooms for that cozy touch. Unique to this suite is a laundry tub in the laundry room! Live steps to all that Lower Lonsdale has to offer. Close to Seabus shops, cafes, restaurants and the Spirit Trail. Enjoy the amenities at the adjacent Pinnacle Hotel: indoor lap pool, gym, steam & sauna rooms, sun terrace and whirlpool. Move in ready and air conditioned for summer, all this and a great waterfront location!