

**Active**  
**R2593233**  
 Board: V  
 Apartment/Condo

**106 175 VICTORY SHIP WAY**

North Vancouver  
 Lower Lonsdale  
 V7L 0G1

Residential Attached

**\$3,600,000** (LP)

(SP) 



Sold Date: If new, GST/HST inc?: **No** Original Price: **\$3,600,000**  
 Meas. Type: Bedrooms: **3** Approx. Year Built: **2019**  
 Frontage(feet): Bathrooms: **3** Age: **2**  
 Frontage(metres): Full Baths: **3** Zoning: **STRATA**  
 Depth / Size (ft.): Half Baths: **0** Gross Taxes: **\$8,709.54**  
 Sq. Footage: **0.00** For Tax Year: **2020**  
 Flood Plain: **Yes** P.I.D.: **030-613-906** Tax Inc. Utilities?: **No**  
 View: **Yes VANCOUVER AND WATERFRONT** Tour: **Virtual Tour URL**  
 Complex / Subdiv: **CASCADE WEST AT THE PIER**  
 Services Connctd: **Electricity, Natural Gas, Water**

Sewer Type: **City/Municipal** Water Supply: **City/Municipal**

Style of Home: **Corner Unit, Ground Level Unit**  
 Construction: **Concrete**  
 Exterior: **Concrete, Glass, Mixed**  
 Foundation: **Concrete Perimeter**

Renovations:  
 # of Fireplaces: **0** R.I. Fireplaces:  
 Fireplace Fuel:  
 Fuel/Heating: **Forced Air, Heat Pump**  
 Outdoor Area: **Patio(s)**  
 Type of Roof: **Tile - Concrete**

Reno. Year:  
 Rain Screen:  
 Metered Water:  
 R.I. Plumbing: **No**

Total Parking: **2** Covered Parking: **2** Parking Access: **Front**  
 Parking: **Garage Underbuilding, Visitor Parking**  
 Dist. to Public Transit: **1 BLOCK** Dist. to School Bus: **1 BLOCK**  
 Title to Land: **Freehold Strata**  
 Property Disc.: **No**  
 Fixtures Leased: **No**  
 Fixtures Rmvd: **No**  
 Floor Finish: **Mixed**

Legal: **STRATA LOT 6, PLAN EPS5285, DISTRICT LOT 274, GROUP 1, NEW WESTMINSTER LAND DISTRICT, & PT OF THE BED & FORESHORE OF BURRARD INLET, 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, Bike Room, Elevator, Garden, 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, Wine Cooler**

Finished Floor (Main): <b>1,982</b>	Units in Development:	Tot Units in Strata: <b>201</b>	Locker:
Finished Floor (Above): <b>0</b>	Exposure: <b>Southwest</b>	Stores in Building: <b>10</b>	
Finished Floor (AbvMain2): <b>0</b>	Mgmt. Co's Name: <b>Tribe</b>	Mgmt. Co's #: <b>604-343-2601</b>	
Finished Floor (Below): <b>0</b>	Maint Fee: <b>\$892.00</b>	Council/Park Apprv?: <b>No</b>	
Finished Floor (Basement): <b>0</b>	Maint Fee Includes: <b>Garbage Pickup, Gardening, Gas, Heat, Hot Water, Management, Other, Recreation Facility, Snow removal</b>		
Finished Floor (Total): <b>1,982 sq. ft.</b>			
Unfinished Floor: <b>0</b>			
Grand Total: <b>1,982 sq. ft.</b>	Bylaws Restrictions: <b>Pets Allowed w/Rest., Rentals Allwd w/Restrctns, Smoking Restrictions</b>		
Suite:	Restricted Age:	# of Pets: <b>2</b>	Cats: <b>Yes</b> Dogs: <b>Yes</b>
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 Rooms: <b>9</b>			

Floor	Type	Dimensions	Floor	Type	Dimensions	Bath	Floor	# of Pieces	Ensuite?
Main	Living Room	26'9 x 10'11	Main	Foyer	7'8 x 5'0	1	Main	5	Yes
Main	Dining Room	13'10 x 9'3			x	2	Main	4	Yes
Main	Kitchen	19'0 x 13'0			x	3	Main	4	No
Main	Master Bedroom	15'0 x 14'0			x	4			
Main	Walk-In Closet	10'0 x 6'0			x	5			
Main	Bedroom	11'7 x 10'2			x	6			
Main	Master Bedroom	16'9 x 13'7			x	7			
Main	Walk-In Closet	7'10 x 4'8			x	8			

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

**AIR CONDITIONED with Stunning SOUTH WEST views to Vancouver from this Waterfront home. Stellar one level Townhouse style home offers a spacious 1,982 sq.ft. plus an additional 973 sq.ft. patio with room to entertain a large group! You'll appreciate the 2 Master bedrooms, guest bedroom and luxury finishing with 10 FOOT ceilings, crown moulding, cooks kitchen with Scavolini cabinetry, quartz counters, wine fridge and Bosch appliances including a gas cooktop. The patio has a gas outlet for BBQs and a hose bib for your flowers. You'll enjoy membership at the Pinnacle Pier Hotel's Fitness Facility: indoor pool, whirlpool, sauna, steam room and gym. You'll appreciate the convenience of living steps to restaurants, Spirit Trail, the Seabus and Lonsdale Quay Market. Move In Ready!**