
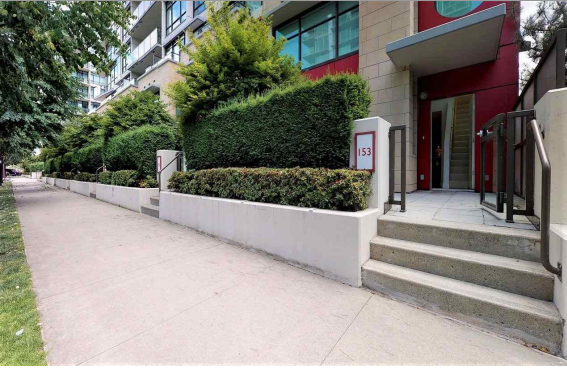


**Active**  
**R2430282**  
 Board: V  
 Townhouse

**153 VICTORY SHIP WAY**

North Vancouver  
 Lower Lonsdale  
 V7L 1A1

Residential Attached  
**\$899,900** (LP)  
 (SP) 



Sold Date: \_\_\_\_\_ Frontage (feet): \_\_\_\_\_ Original Price: **\$899,900**  
 Meas. Type: \_\_\_\_\_ Frontage (metres): \_\_\_\_\_ Approx. Year Built: **2010**  
 Depth / Size (ft.): \_\_\_\_\_ Bedrooms: **1** Age: **10**  
 Lot Area (sq.ft.): **0.00** Bathrooms: **2** Zoning: **STRATA**  
 Flood Plain: \_\_\_\_\_ Full Baths: **1** Gross Taxes: **\$2,568.63**  
 Council Apprv?: **No** Half Baths: **1** For Tax Year: **2019**  
 Exposure: **North** Maint. Fee: **\$548.90** Tax Inc. Utilities?: **No**  
 If new, GST/HST inc?: **No** P.I.D.: **028-195-779**  
 Mgmt. Co's Name: **Wynford Group** Tour: **Virtual Tour URL**  
 Mgmt. Co's Phone: **604-261-0285**  
 View: **No**  
 Complex / Subdiv: **ATRIUM AT THE PIER**  
 Services Connected: **Natural Gas, Sanitary Sewer, Storm Sewer, Water**

Style of Home: **2 Storey, Ground Level Unit**  
 Construction: **Concrete**  
 Exterior: **Concrete, Glass, Metal**  
 Foundation: **Concrete Perimeter**  
 Rain Screen: \_\_\_\_\_  
 Renovations: \_\_\_\_\_  
 Water Supply: **City/Municipal**  
 Fireplace Fuel: **Electric**  
 Fuel/Heating: **Forced Air, Hot Water, Natural Gas**  
 Outdoor Area: **Patio(s)**  
 Type of Roof: **Tile - Concrete**

Total Parking: **1** Covered Parking: **1** Parking Access: **Front**  
 Parking: **Garage Underbuilding, Visitor Parking**  
 Locker: **Y**  
 Dist. to Public Transit: \_\_\_\_\_  
 Units in Development: \_\_\_\_\_  
 Title to Land: **Freehold Strata**  
 Property Disc.: **No**  
 Fixtures Leased: **No**  
 Fixtures Rmvd: **No**  
 Floor Finish: **Mixed**  
 Dist. to School Bus: \_\_\_\_\_  
 Total Units in Strata: **178**

Maint Fee Inc: **Caretaker, Garbage Pickup, Gardening, Gas, Heat, Hot Water, Management, Other, Recreation Facility, Snow removal, Water**  
 Legal: **STRATA LOT 14, PLAN BCS3786, 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**  
 Amenities: **Air Cond./Central, Bike Room, Garden, 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, Security - Roughed In, Smoke**

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Living Room	16'4 x 11'7			x			x
Main	Dining Room	12'5 x 7'6			x			x
Main	Kitchen	8'11 x 8'3			x			x
Main	Den	7'1 x 6'4			x			x
Above	Bedroom	13'7 x 10'6			x			x
Above	Den	5'9 x 7'9			x			x
					x			x
					x			x
					x			x
					x			x

Finished Floor (Main):	<b>604</b>	# of Rooms: <b>6</b>	# of Kitchens: <b>1</b>	# of Levels: <b>2</b>	Bath	Floor	# of Pieces	Ensuite?	Outbuildings
Finished Floor (Above):	<b>348</b>	Crawl/Bsmt. Height:			1	<b>Main</b>	<b>2</b>	<b>No</b>	Barn:
Finished Floor (Below):	<b>0</b>	Restricted Age:			2	<b>Above</b>	<b>5</b>	<b>Yes</b>	Workshop/Shed:
Finished Floor (Basement):	<b>0</b>	# of Pets: <b>1</b>	Cats: <b>Yes</b>	Dogs: <b>Yes</b>	3				Pool:
Finished Floor (Total):	<b>952 sq. ft.</b>	# or % of Rentals Allowed:			4				Garage Sz:
Unfinished Floor:	<b>0</b>	Bylaws: <b>Pets Allowed w/Rest., Rentals Allwd w/Restrctns, Smoking Restrictions</b>			5				Door Height:
Grand Total:	<b>952 sq. ft.</b>	Basement: <b>None</b>			6				
					7				
					8				

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

**You'll love this spacious concrete corner townhome with one bedroom and 2 den/office areas, a spacious living and dining room and a generous walk out terrace. Loft style with 16ft ceilings in the living room. Entertain in style with your Bosch and Liebherr appliances including a gas cooktop. Quality finishing throughout! In the summer you'll appreciate the air conditioning and in the winter the cozy fireplace. As an owner you have use of the 5 lane indoor lap pool, gym, steam room, sauna and whirlpool-just steps away at the Pinnacle Pier Hotel. You'll love living so close to so much in vibrant Lower Lonsdale; Seabus, restaurants, shops and recreation. The Pier Waterfront Community is truly "the place to be!" Move in ready!**