



Active
R2693598

705 3328 CARSCALLEN ROAD

Residential Attached

Board: V
Apartment/Condo

Richmond
West Cambie
V6X 0T6

\$649,900 (LP) 
(SP) 



Sold Date: _____ If new, GST/HST inc?: **No** Original Price: **\$649,900**
 Meas. Type: _____ Bedrooms: **1** Approx. Year Built: **2021**
 Frontage(feet): _____ Bathrooms: **1** Age: **1**
 Frontage(metres): _____ Full Baths: **1** Zoning: **ZMU25**
 Depth / Size (ft.): _____ Half Baths: **0** Gross Taxes: **\$0.00**
 Sq. Footage: **0.00** P.I.D.: **031-480-632** For Tax Year: **2021**
 Flood Plain: _____ View: _____ Tax Inc. Utilities?: _____
 Complex / Subdiv: **TORINO** Tour: _____
 Services Connctd: **Community, Electricity, Natural Gas, Water**

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

Style of Home: **1 Storey**
 Construction: **Concrete, Frame - Metal**
 Exterior: **Aluminum, Concrete, Glass**
 Foundation: **Concrete Block, Concrete Slab**
 Renovations: _____
 # of Fireplaces: _____ R.I. Fireplaces: _____
 Fireplace Fuel: _____
 Fuel/Heating: **Forced Air, Heat Pump**
 Outdoor Area: **Balcony(s)**
 Type of Roof: **Asphalt, Other, Tile - Composite**

Total Parking: **1** Covered Parking: **1** Parking Access: _____
 Parking: **Garage Underbuilding**
 Dist. to Public Transit: _____ Dist. to School Bus: _____
 Title to Land: **Freehold Strata**
 Property Disc.: **No**
 Fixtures Leased: **No** :
 Fixtures Rmvd: **No** :
 Floor Finish: **Laminate, Tile**

Legal: **STRATA LOT 154, BLOCK 5N, PLAN EPS7553, 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, Elevator, Exercise Centre, Recreation Center**

Site Influences: **Central Location, Shopping Nearby**
 Features: **Air Conditioning, ClthWsh/Dryr/Frdg/Stve/DW, Drapes/Window Coverings, Microwave**

| | | | |
|--|--|---------------------------------|-------------------------|
| Finished Floor (Main): 608 | Units in Development: _____ | Tot Units in Strata: 417 | Locker: _____ |
| Finished Floor (Above): 0 | Exposure: Northwest | Stores in Building: 14 | |
| Finished Floor (AbvMain2): 0 | Mgmt. Co's Name: Associa | Mgmt. Co's #: _____ | |
| Finished Floor (Below): 0 | Maint Fee: \$261.44 | Council/Park Apprv?: _____ | |
| Finished Floor (Basement): 0 | Maint Fee Includes: Caretaker, Garbage Pickup, Gardening, Gas, Heat, Hot Water, Management, Recreation Facility, Sewer, Water | | |
| Finished Floor (Total): 608 sq. ft. | Bylaws Restrictions: Pets Allowed w/Rest., Rentals Allowed | | |
| Unfinished Floor: 0 | Restricted Age: _____ | # of Pets: 1 | Cats: _____ Dogs: _____ |
| Grand Total: 608 sq. ft. | # or % of Rentals Allowed: _____ | | |
| Suite: _____ | Short Term(<1yr)Rnt/Lse Alwd?: No | | |
| Basement: None | Short Term Lse-Details: _____ | | |
| Crawl/Bsmt. Ht: _____ | | | |
| # of Kitchens: 1 | | | |
| # of Levels: 1 | | | |
| # of Rooms: 5 | | | |

| Floor | Type | Dimensions | Floor | Type | Dimensions | Bath | Floor | # of Pieces | Ensuite? |
|-------|----------------|-------------|-------|------|------------|------|-------|-------------|----------|
| Main | Kitchen | 8'0 x 7'8 | | | x | 1 | Main | 4 | Yes |
| Main | Dining Room | 9'0 x 8'0 | | | x | 2 | | | |
| Main | Living Room | 11'0 x 10'6 | | | x | 3 | | | |
| Main | Bedroom | 12'6 x 9'9 | | | x | 4 | | | |
| Main | Walk-In Closet | 4'6 x 6'0 | | | x | 5 | | | |
| | | | | | x | 6 | | | |
| | | | | | x | 7 | | | |
| | | | | | x | 8 | | | |

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

Brand new 1 Bedroom at Torino West. Most popular efficient floorplan with spacious living spaces and ensuite bedroom with walk through closet. Central heating/cooling, full-size appliances, & laminate flooring in all living areas & bedrooms. Convenient location with services, groceries, and restaurants all within walking distance and only one block from the future Capstan Canada Line Station (2023).