

Active
R2677255
 Board: V
 Apartment/Condo

1606 1708 ONTARIO STREET

Vancouver East
 Mount Pleasant VE
 V5T 0J7

Residential Attached

\$1,769,900 (LP)

(SP) 



Sold Date: If new, GST/HST inc?: **No** Original Price: **\$1,769,900**
 Meas. Type: Bedrooms: **3** Approx. Year Built: **2019**
 Frontage(feet): Bathrooms: **2** Age: **3**
 Frontage(metres): Full Baths: **2** Zoning: **CD**
 Depth / Size (ft.): Half Baths: **0** Gross Taxes: **\$4,570.78**
 Sq. Footage: **0.00** For Tax Year: **2021**
 Flood Plain: P.I.D.: **030-910-234** Tax Inc. Utilities?: **No**
 View: **Yes False Creek, Mountains & Park** Tour:
 Complex / Subdiv: **Pinnacle on the Park**
 Services Connctd: **Electricity, Natural Gas, Sanitary Sewer, Water**
 Sewer Type: **City/Municipal** Water Supply: **City/Municipal**

Style of Home: **Corner Unit, Upper Unit**
 Construction: **Concrete, Frame - Metal**
 Exterior: **Concrete, Glass, Mixed**
 Foundation: **Concrete Perimeter**
 Renovations:
 # of Fireplaces: R.I. Fireplaces:
 Fireplace Fuel:
 Fuel/Heating: **Forced Air, Heat Pump**
 Outdoor Area: **Balcony(s)**
 Type of Roof: **Other**

Total Parking: **1** Covered Parking: **1** Parking Access:
 Parking: **Garage Underbuilding**
 Dist. to Public Transit:
 Title to Land: **Freehold Strata** Dist. to School Bus:
 Property Disc.: **No**
 Fixtures Leased: **No**
 Rain Screen:
 Metered Water:
 R.I. Plumbing: **No** Fixtures Rmvd: **No**
 Floor Finish: **Hardwood, Mixed**

Legal: **STRATA LOT 132, PLAN EPS5871, DISTRICT LOT 200A, GROUP 1, 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, Exercise Centre, Garden, Playground**

Site Influences: **Central Location, Greenbelt, Recreation Nearby, Shopping Nearby**
 Features: **Air Conditioning, ClthWsh/Dryr/Frdg/Stve/DW, Drapes/Window Coverings, Microwave, Oven - Built In, Smoke Alarm**

Finished Floor (Main): 1,109	Units in Development: 140	Tot Units in Strata: 140	Locker:
Finished Floor (Above): 0	Exposure: Northwest	Stores in Building: 18	
Finished Floor (AbvMain2): 0	Mgmt. Co's Name: Associa	Mgmt. Co's #:	
Finished Floor (Below): 0	Maint Fee: \$557.20	Council/Park Apprv?:	
Finished Floor (Basement): 0	Maint Fee Includes: Caretaker, Garbage Pickup, Gardening, Gas, Heat, Hot Water, Management, Snow removal, Water		
Finished Floor (Total): 1,109 sq. ft.	Bylaws Restrictions: Pets Allowed, Rentals Allowed		
Unfinished Floor: 0	Restricted Age:	# of Pets:	Cats: Dogs:
Grand Total: 1,109 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: 8		

Floor	Type	Dimensions	Floor	Type	Dimensions	Bath	Floor	# of Pieces	Ensuite?
Main	Living Room	11'0 x 9'0			x	1	Main	4	Yes
Main	Dining Room	9'0 x 8'5			x	2	Main	4	No
Main	Kitchen	9'0 x 11'0			x	3			
Main	Den	9'0 x 7'0			x	4			
Main	Master Bedroom	10'5 x 15'0			x	5			
Main	Bedroom	9'0 x 12'6			x	6			
Main	Bedroom	9'5 x 8'6			x	7			
Main	Storage	6'0 x 6'0			x	8			

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

NW corner home on the 16th floor of Pinnacle on the Park, offers clear views of the mountains, park and False Creek. Super efficient 1109 sq.ft 3 bedroom + den with no wasted space. Perfect city home with full-size chef's kitchen, enough rooms for home office and guests, the comforts of a new building under warranty, and in-suite storage space. Within minutes walk to the sea wall, amenities, restaurants, shopping and transit.