

Presented by:
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 Re/Max Select Properties
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Vancouver West, West End VW Residential Attached
608 1003 PACIFIC AV, V6E 4P2 MLS# V808553 **Active**



List Price: \$399,000 Previous Price:

Subdiv/Complex:

Frontage:	Approx Yr Blt:	1998	PID:	023-893-681
Depth/Size:	Age at List Date:	12	Type:	Apartment/Condo
Lot SqFt: 0	Bedrooms:	1	Zoning:	CD-1
Exposure: NE	Bathrooms:	1	Taxes:	\$1,637 (2009)
Stories in Bldg:	Full Baths:	1	Gst Incl:	
Flood Plain:	Half Baths:	0	Apprvl Req:	
Meas. Type: Feet	Tax Incl Utilities:	No		

Fixtures Lsd:
 Fixt Removed:
 View: Y - CITY VIEW

Style of Home: Other	Total Parking: 1	Covered Parking: 1
Construction: Concrete	Parking Access: Rear	
Foundation: Concrete Perimeter	Parking Facilities: Garage; Underground	
Exterior: Concrete		
Rain Screen:	R/I Plumbing:	
Type of Roof: Other	Dist to Public Trans:	Dist to School/Bus:
Renovations:	Units in Development:	Total Units in Strata:
Flooring: Laminate	Locker:	
Water Supply: City/Municipal	Possession:	
Heat/Fuel: Baseboard, Electric	Title to Land: Freehold Strata	
No. of Fireplaces: 1	Seller's Interest: Estate Sale	
Fireplace Fuel: Gas - Natural	Mortgage Info: \$0 / Treat as Clear Title	
Outdoor Area: None		
Mngmt Co: GATEWAY MGMT	Property Disclosure: Y	
Mngmt Ph: 604-635-5000	Bylaw Restrictions: Pets Allowed w/Rest., Rentals Allowed w/Restrictions	
Maint Fee: \$215.24		

Maint Charge Incl: Caretaker, Gardening, Garbage Pickup, Gas, Hot Water, Management, Recreation Facility

Legal: PL LMS 2946 LT 25 DL 185 LD 36
 Amenities: Club House, Garden, In Suite Laundry, Recreation Center
 Features Incl: Clothes Washer/Dryer/Fridge/Stove/DW, Drapes/Window Coverings, Security - RI

Site Influences: Central Location, Marina Nearby, Recreation Nearby, Shopping Nearby

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main F.	Living Room	12' X 12'2"						
Main F.	Kitchen	8'6 X 8'10"						
Main F.	Dining	6' X 11'						
Main F.	Bedroom	10'3 X 10'8"						
Main F.	Den	6'9 X 8'7"						
Main F.	Storage	3'7 X 5'3"						

Floor Area (SqFt):	Total # Rooms: 6	Bathrooms
Finished Floor Area Main: 649	Finished Levels: 1	1 4 Piece; Ensuite: N; Level: Main F.
Finished Floor Area Up: 0	Basement Area: None	2
Finished Floor Area Down: 0		3
Finished Floor Area Bsmt: 0	Bsmt Height:	4
Total Finished Floor Area: 649	Restricted Age:	5
	# Pets / Cats; Dogs:	6
Unfinished Floor Area: 0	# or % Rentals:	7
Grand Total Floor Area: 649		8

Listing Broker(s): (1) RE/MAX Select Properties

Terrific 1 bdrm & den apartment in the Sea Star. Fabulous location - one block to the Aquatic Centre, walking distance to English Bay & Sunset Beach, the seawall and downtown for shopping, restaurants and Entertainment. Beautifully with high-end finishes and freshly painted. Gourmet kitchen, breakfast bar, gas fireplace and hardwood flooring. The building also has excellent facilities including exercise center, billiards room, meeting and media rooms. Great opportunity for some lucky Buyer.