



Presented by:  
**Sean P Stevens PREC\***

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**Active**  
**R2919692**  
 Board: V  
 Apartment/Condo

**214 1330 BURRARD STREET**  
 Vancouver West  
 Downtown VW  
 V6Z 2B8

Residential Attached  
**\$498,800 (LP)**  
 (SP)



Sold Date: If new,GST/HST inc?: **No** Original Price: **\$498,800**  
 Meas. Type: **Feet** Bedrooms: **1** Approx. Year Built: **1982**  
 Frontage(feet): Bathrooms: **1** Age: **42**  
 Frontage(metres): Full Baths: **1** Zoning: **DD**  
 Depth / Size (ft.): Half Baths: **0** Gross Taxes: **\$1,541.37**  
 Sq. Footage: **0.00** For Tax Year: **2024**  
 Flood Plain: **No** P.I.D.: **006-343-287** Tax Inc. Utilities?: **No**  
 View: **No** Tour:  
 Complex / Subdiv: **ANCHOR POINT**  
 First Nation  
 Services Connctd: **Community**  
 Sewer Type: **City/Municipal** Water Supply: **City/Municipal**

Style of Home: **1 Storey**  
 Construction: **Concrete**  
 Exterior: **Brick, Glass, Stone**  
 Foundation: **Concrete Perimeter**

Renovations:  
 # of Fireplaces: R.I. Fireplaces:  
 Fireplace Fuel:  
 Fuel/Heating: **Baseboard, Hot Water**  
 Outdoor Area: **Patio(s) & Deck(s)**  
 Type of Roof: **Torch-On**

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

Total Parking: **0** Covered Parking: **0** Parking Access: **Lane**  
 Parking: **None**  
 Dist. to Public Transit: **1** Dist. to School Bus: **5**  
 Title to Land: **Freehold Strata**  
 Property Disc.: **Yes**  
 Fixtures Leased: :  
 Fixtures Rmvd: :  
 Floor Finish: **Hardwood**

Legal: **STRATA LOT 20, PLAN VAS1182, DISTRICT LOT 541, NEW WESTMINSTER LAND DISTRICT, UNDIV 6407/1000000 SHARE IN COM PROP THEREIN TOGETHER WITH AN INTEREST IN THE COMMON PROPERTY IN PROPORTION TO THE UNIT ENTITLEMENT OF THE STRATA LOT AS SHOWN ON FORM 1 OR V, AS APPROPRIATE**

Amenities: **Bike Room, Elevator, Exercise Centre, Shared Laundry**

Site Influences: **Central Location, Marina Nearby, Recreation Nearby, Shopping Nearby**  
 Features: **Dishwasher, Refrigerator, Stove**

Finished Floor (Main): <b>556</b>	Units in Development: <b>152</b>	Tot Units in Strata: <b>152</b>	Locker: <b>Yes</b>
Finished Floor (Above): <b>0</b>	Exposure:	Storeys in Building: <b>9</b>	
Finished Floor (AbvMain2): <b>0</b>	Mgmt. Co's Name: <b>Ascent</b>	Mgmt. Co's #:	
Finished Floor (Below): <b>0</b>	Maint Fee: <b>\$363.41</b>	Council/Park Apprv?:	
Finished Floor (Basement): <b>0</b>	Maint Fee Includes: <b>Garbage Pickup, Heat, Hot Water, Management</b>		
Finished Floor (Total): <b>556 sq. ft.</b>			
Unfinished Floor: <b>0</b>			
Grand Total: <b>556 sq. ft.</b>	Bylaws Restrictions: <b>Pets Not Allowed, Rentals Allowed</b>	# of Pets:	Cats: Dogs:
Suite: <b>None</b>	Restricted Age:		
Basement: <b>None</b>	# or % of Rentals Allowed:		
Crawl/Bsmt. Ht: # of Levels: <b>1</b>	Short Term (<1yr)Rnt/Lse Alwd?: <b>No</b>		
# of Kitchens: <b>1</b>	Short Term Lse-Details:		

Floor	Type	Dimensions	Floor	Type	Dimensions	Bath	Floor	# of Pieces	Ensuite?
Main	Foyer	3'9 x 3'9			x	1	Main	4	No
Main	Kitchen	9'0 x 7'5			x	2			
Main	Dining Room	8'6 x 8'0			x	3			
Main	Living Room	10'10 x 8'4			x	4			
Main	Primary Bedroom	10'9 x 8'10			x	5			
					x	6			
					x	7			
					x	8			

Listing Broker(s): **Macdonald Realty**

**Welcome to Anchor Point in the heart of the city! This 556 sq/ft 1 bedroom 1 bathroom condo is centrally located and walking distance to recreation and the shopping core of Robson St. Great for first time buyers or investors! Concrete Low rise building. Parking is available for rent if needed and rentals are allowed. Showings by appointment !**