



Presented by:
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Active **914 989 NELSON STREET** Residential Attached
R2750769 Vancouver West **\$649,000** (LP)
 Board: V West End VW (SP)
 Apartment/Condo V6Z 2S1



Sold Date: Frontage (feet): Original Price: **\$649,000**
 Meas. Type: Frontage (metres): Approx. Year Built: **1995**
 Depth / Size (ft.): Bedrooms: **1** Age: **28**
 Lot Area (sq.ft.): **0.00** Bathrooms: **1** Zoning: **CD-1**
 Flood Plain: Full Baths: **1** Gross Taxes: **\$1,664.23**
 Council Apprv?: Half Baths: **0** For Tax Year: **2022**
 Exposure: **East** Maint. Fee: **\$555.33** Tax Inc. Utilities?: **No**
 If new, GST/HST inc?: P.I.D.: **019-178-077**
 Mgmt. Co's Name: **Tribe Management Co.** Tour: **Virtual Tour URL**
 Mgmt. Co's Phone: **604-343-2601**
 View: **:**
 Complex / Subdiv: **ELECTRA**
 Services Connected: **Electricity, Sanitary Sewer, Water**
 Sewer Type: **City/Municipal**

| | | | |
|---------------------------------------|----------------------|---------------------------------------|------------------------|
| Style of Home: Corner Unit | Total Parking: | Covered Parking: | Parking Access: |
| Construction: Concrete | Parking: None | | |
| Exterior: Concrete, Mixed | | | Locker: Y |
| Foundation: Concrete Perimeter | Reno. Year: | Dist. to Public Transit: | Dist. to School Bus: |
| Rain Screen: | R.I. Plumbing: | Units in Development: | Total Units in Strata: |
| Renovations: | | Title to Land: Freehold Strata | |
| Water Supply: City/Municipal | Metered Water: | Property Disc.: No | |
| Fireplace Fuel: None | R.I. Fireplaces: | Fixtures Leased: : | |
| Fuel/Heating: Forced Air | # of Fireplaces: | Fixtures Rmvd: : | |
| Outdoor Area: None | | Floor Finish: Mixed | |
| Type of Roof: Other | | | |

Maint Fee Inc: **Garbage Pickup, Heat, Hot Water, Management, Recreation Facility, Snow removal**
 Legal: **STRATA LOT 95, PLAN LMS1866, DISTRICT LOT 541, 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 1 OR V, AS APPROPRIATE**
 Amenities: **Air Cond./Central, Bike Room, Elevator, Exercise Centre, Guest Suite, Shared Laundry, Storage**

Site Influences: **Central Location, Shopping Nearby**
 Features: **Air Conditioning, Dishwasher, Refrigerator, Stove**

| Floor | Type | Dimensions | Floor | Type | Dimensions | Floor | Type | Dimensions |
|-------|-------------|------------|-------|------|------------|-------|------|------------|
| Main | Living Room | 11'5 x 10' | | | x | | | x |
| Main | Dining Room | 11'5 x 9'4 | | | x | | | x |
| Main | Kitchen | 7' x 6'5 | | | x | | | x |
| Main | Primary | 10'8 x 9'1 | | | x | | | x |
| Main | Storage | 4' x 2' | | | x | | | x |
| Main | Foyer | 3'6 x 10' | | | x | | | x |
| | | | | | x | | | x |
| | | | | | x | | | x |
| | | | | | x | | | x |
| | | | | | x | | | x |

| | | | | | | | | |
|--|--|-------------------------|-----------------------|------|-------------|-------------|-----------|----------------|
| Finished Floor (Main): 616 | # of Rooms: 6 | # of Kitchens: 1 | # of Levels: 1 | Bath | Floor | # of Pieces | Ensuite? | Outbuildings |
| Finished Floor (Above): 0 | Crawl/Bsmt. Height: | | | 1 | Main | 4 | No | Barn: |
| Finished Floor (Below): 0 | Restricted Age: | | | 2 | | | | Workshop/Shed: |
| Finished Floor (Basement): 0 | # of Pets: | Cats: | Dogs: | 3 | | | | Pool: |
| Finished Floor (Total): 616 sq. ft. | # or % of Rentals Allowed: | | | 4 | | | | Garage Sz: |
| | Bylaws: Pets Not Allowed, Rentals Allwd w/Restrctns | | | 5 | | | | Grg Dr Ht: |
| Unfinished Floor: 0 | Basement: None | | | 6 | | | | |
| Grand Total: 616 sq. ft. | | | | 7 | | | | |
| | | | | 8 | | | | |

Listing Broker(s): **RE/MAX Real Estate Services**

Popular Electra an iconic heritage building in Vancouver Downtown close to shopping, eateries and transit. Beautiful corner suite with floor to ceiling windows providing lots of natural light. Open view. 9' ceiling. Air-conditioning. Newly repainted in great move-in condition. Laundry and storage are conveniently located on the same floor. Well maintained building with newly rebuilt high speed elevators. Amenities include on-site manager, large social room with kitchen and outdoor terrace with BBQ, theatre room, library, fitness center, sauna, bike room, 3 guests suites etc. Pets not allowed. Rentals allowed, minimum 30 days. Rare opportunity for homeowners and investors.