



Presented by:
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OAKWYN REALTY

Active
R2402297
Board: V
Apartment/Condo

1702 2221 E 30TH AVENUE

Vancouver East
Victoria VE
V5N 0G6

Residential Attached

\$799,000 (LP)
(SP)



Sold Date: Frontage (feet): Original Price: **\$799,000**
Meas. Type: Frontage (metres): Approx. Year Built: **2017**
Depth / Size (ft.): Bedrooms: **2** Age: **2**
Lot Area (sq.ft.): **0.00** Bathrooms: **2** Zoning: **MF**
Flood Plain: **No** Full Baths: **2** Gross Taxes: **\$1,826.11**
Council Apprv?: Half Baths: **0** For Tax Year: **2019**
Exposure: Maint. Fee: **\$318.06** Tax Inc. Utilities?: **Yes**
If new, GST/HST inc?: P.I.D.: **030-604-079**
Mgmt. Co's Name: **First Residential** Tour:
Mgmt. Co's Phone: **604-683-8900**
View: **Yes: North**
Complex / Subdiv: **Kensington Gardens**
Services Connected: **Community, Electricity, Natural Gas, Sanitary Sewer, Storm Sewer**
Sewer Type: **City/Municipal**

Style of Home: Upper Unit	Total Parking: 2	Covered Parking: 2	Parking Access: Lane
Construction: Concrete	Parking: Garage; Underground		Locker: N
Exterior: Concrete, Glass, Mixed	Reno. Year:	Dist. to Public Transit:	Dist. to School Bus:
Foundation: Concrete Perimeter	R.I. Plumbing:	Units in Development: 404	Total Units in Strata: 404
Rain Screen: Full	Metered Water:	Title to Land: Freehold Strata	
Renovations:	R.I. Fireplaces: 0	Property Disc.: Yes	
Water Supply: City/Municipal	# of Fireplaces: 0	Fixtures Leased: No	
Fireplace Fuel:		Fixtures Rmvd: No	
Fuel/Heating: Heat Pump		Floor Finish: Hardwood, Mixed, Tile	
Outdoor Area: Balcony(s)			
Type of Roof: Other			

Maint Fee Inc: **Garbage Pickup, Gardening, Heat, Hot Water, Management, Recreation Facility, Sewer, Snow removal**
Legal: **STRATA LOT 97, PLAN EPS5134, DISTRICT LOT 393, 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, Elevator, In Suite Laundry, Playground, Pool; Outdoor, Recreation Center**

Site Influences: **Central Location, Recreation Nearby, Shopping Nearby**
Features: **ClthWsh/Dryr/Frdg/Stve/DW, Garage Door Opener**

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Living Room	13'6 x 10'0			x			x
Main	Den	7'4 x 5'2			x			x
Main	Master Bedroom	9'6 x 9'2			x			x
Main	Bedroom	8'10 x 8'10			x			x
Main	Kitchen	4'0 x 8'6			x			x
		x			x			x
		x			x			x
		x			x			x
		x			x			x
		x			x			x

Finished Floor (Main): 739	# of Rooms: 5	# of Kitchens: 1	# of Levels: 1	Bath	Floor	# of Pieces	Ensuite?	Outbuildings
Finished Floor (Above): 0	Crawl/Bsmt. Height:			1	Main	4	Yes	Barn:
Finished Floor (Below): 0	Restricted Age:			2	Main	4	No	Workshop/Shed:
Finished Floor (Basement): 0	# of Pets:	Cats:	Dogs:	3				Pool:
Finished Floor (Total): 739 sq. ft.	# or % of Rentals Allowed:			4				Garage Sz:
	Bylaws: Pets Allowed, Rentals Allowed			5				Grg Dr Ht:
Unfinished Floor: 0				6				
Grand Total: 739 sq. ft.	Basement: None, Part			7				
				8				

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