



Presented by:
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OAKWYN REALTY

Sold
R2205678
Board: V
Apartment/Condo

1702 4603 HAZEL STREET

Burnaby South
Forest Glen BS
V5H 4N1

Residential Attached

\$733,000 (LP)

\$715,000 (SP)



Sold Date: **1/12/2018** Frontage (feet): Original Price: **\$733,000**
Meas. Type: Frontage (metres): Approx. Year Built: **1990**
Depth / Size (ft.): Bedrooms: **2** Age: **28**
Lot Area (sq.ft.): **0.00** Bathrooms: **2** Zoning: **CD**
Flood Plain: **No** Full Baths: **2** Gross Taxes: **\$2,296.84**
Council Apprv?: Half Baths: **0** For Tax Year: **2017**
Exposure: **Southeast** Maint. Fee: **\$418.42** Tax Inc. Utilities?:
If new, GST/HST inc?: P.I.D.: **016-738-055**
Mgmt. Co's Name: **Bayside Property Service** Tour: **Virtual Tour URL**
Mgmt. Co's Phone: **604-432-7774**
View: **Yes: SE MOUNTAIN AND CITY**
Complex / Subdiv:
Services Connected: **Electricity, Natural Gas, Storm Sewer, Water**

Style of Home: **1 Storey**
Construction: **Concrete**
Exterior: **Concrete, Glass**
Foundation: **Concrete Perimeter**
Rain Screen:
Renovations: **Partly**
Water Supply: **City/Municipal**
Fireplace Fuel: **Gas - Natural**
Fuel/Heating: **Baseboard, Electric**
Outdoor Area: **Balcony(s)**
Type of Roof: **Other**

Reno. Year: **2017**
R.I. Plumbing:
R.I. Fireplaces:
of Fireplaces: **1**

Total Parking: Covered Parking: **2** Parking Access:
Parking: **Garage; Underground, Visitor Parking**
Locker: **Y**
Dist. to Public Transit:
Units in Development:
Title to Land: **Freehold Strata**
Total Units in Strata: **90**
Property Disc.: **Yes**
Fixtures Leased: **:**
Fixtures Rmvd: **No**
Floor Finish: **Laminate, Tile**

Maint Fee Inc: **Caretaker, Garbage Pickup, Gardening, Gas, Hot Water, Management, Recreation Facility, Snow removal**
Legal: **PL NWS3372 LT 75 DL 153 LD 36 GROUP 1, 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: **Elevator, In Suite Laundry, Pool; Indoor, Sauna/Steam Room, Storage**

Site Influences: **Central Location, Golf Course Nearby, Recreation Nearby, Shopping Nearby**
Features: **ClthWsh/Dryr/Frdg/Stve/DW, Drapes/Window Coverings**

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Living Room	15' x 14'			x			x
Main	Kitchen	14' x 9'			x			x
Main	Dining Room	15' x 10'			x			x
Main	Master Bedroom	18' x 11'			x			x
Main	Bedroom	16' x 9'			x			x
		x			x			x
		x			x			x
		x			x			x
		x			x			x
		x			x			x

Finished Floor (Main):	1,225	# of Rooms:	5	# of Kitchens:	1	# of Levels:	1	Bath	1	Floor	Main	# of Pieces	4	Ensuite?	Yes	Outbuildings
Finished Floor (Above):	0	Crawl/Bsmt. Height:						2	Main	4	No				Barn:	
Finished Floor (Below):	0	Restricted Age:						3							Workshop/Shed:	
Finished Floor (Basement):	0	# of Pets:		Cats:		Dogs:		4							Pool:	
Finished Floor (Total):	1,225 sq. ft.	# or % of Rentals Allowed:						5							Garage Sz:	
Unfinished Floor:	0	Bylaw Restrict:	Pets Not Allowed, Rentals Allwd w/Restrctns						6						Door Height:	
Grand Total:	1,225 sq. ft.	Basement:	None						7							
								8								

Listing Broker(s): **Pacific Evergreen Realty Ltd.**

Welcome to Crystal Palace, locate centrally at Metro town. This 2 bed/2 bath SE corner unit recently renovated with new floor/new painting, with 180 beautiful view form NE mountain, Deer Lake, Mt Baker to SW city horizontal line. Amenities include 50' indoor swimming pool/tub, gym, sauna, ping pong, tennis court. Close to shopping, transit, schools yet located in quieter area. 1 storage locker. 2 parking are side by side. Now is the time for you to own it. Call for appointment. open house 2-4pm Oct 15