



Presented by:  
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**Active** **R2297130** **221 5248 GRIMMER STREET** Residential Attached  
 Board: V Burnaby South **\$649,000** (LP)   
 Apartment/Condo Metrotown **(SP)**   
 V5H 0E1



Sold Date: Frontage (feet): Original Price: **\$649,000**  
 Meas. Type: Frontage (metres): Approx. Year Built: **2013**  
 Depth / Size (ft.): Bedrooms: **2** Age: **5**  
 Lot Area (sq.ft.): **0.00** Bathrooms: **2** Zoning: **CD**  
 Flood Plain: Full Baths: **2** Gross Taxes: **\$1,995.28**  
 Council Apprv?: Half Baths: **0** For Tax Year: **2017**  
 Exposure: Maint. Fee: **\$240.00** Tax Inc. Utilities?: **No**  
 If new, GST/HST inc?: P.I.D.: **029-180-007**  
 Mgmt. Co's Name: **REMI REALTY** Tour: **Virtual Tour URL**  
 Mgmt. Co's Phone: **604-530-9944**  
 View: **No**  
 Complex / Subdiv: **METRO 1**  
 Services Connected: **Electricity, Water**

Style of Home: **Inside Unit** Total Parking: **2** Covered Parking: **2** Parking Access: **Lane**  
 Construction: **Frame - Wood** Parking: **Garage; Underground**  
 Exterior: **Mixed** Locker: **Y**  
 Foundation: **Concrete Perimeter** Dist. to Public Transit: Dist. to School Bus:  
 Rain Screen: **Full** Units in Development: **80** Total Units in Strata:  
 Renovations: R.I. Fireplaces: Title to Land: **Freehold Strata**  
 Water Supply: **City/Municipal** # of Fireplaces: **0** Property Disc.: **Yes**  
 Fireplace Fuel: Fixtures Leased: **No**  
 Fuel/Heating: **Baseboard, Electric** Fixtures Rmvd: **No**  
 Outdoor Area: **Balcny(s) Patio(s) Dck(s)** Floor Finish: **Laminate, Other, Tile**  
 Type of Roof: **Torch-On**

Maint Fee Inc: **Electricity, Garbage Pickup, Gardening, Hot Water, Management, Sewer, Snow removal**  
 Legal: **PL EPS1714 LT 29 DL 94 LD 36. GROUP 1, TOGETHER WITH AN INTEREST IN THE COMMON PROPERTY IN PROPORTION TO THE UNIT**  
 Amenities: **Bike Room, Elevator, In Suite Laundry, Storage**

Site Influences: **Central Location, Recreation Nearby, Shopping Nearby**  
 Features: **CithWsh/Dryr/Frdg/Stve/DW, Compactor - Garbage, Microwave**

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Living Room	12'0 x 16'0			x			x
Main	Master Bedroom	11'0 x 10'0			x			x
Main	Bedroom	11'0 x 10'0			x			x
Main	Patio	10'0 x 11'0			x			x
					x			x
					x			x
					x			x
					x			x
					x			x
					x			x

Finished Floor (Main):	807	# of Rooms: 4	# of Kitchens: 0	# 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 Aqe:			2	Main	4	No	Workshop/Shed:
Finished Floor (Basement):	0	# of Pets:	Cats:	Dogs:	3				Pool:
Finished Floor (Total):	807 sq. ft.	# or % of Rentals Allowed:			4				Garage Sz:
Unfinished Floor:	0	Bylaws: <b>Pets Allowed, Rentals Allowed</b>			5				Door Height:
Grand Total:	807 sq. ft.	Basement: <b>None</b>			6				
					7				
					8				

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

**Welcome to Metro One! A contemporary and West Coast architecture inspired building with aluminum, brick, Hardi panel and wood accents. Contemporary interiors features 9' ceiling heights, warm laminate flooring, plush carpets in bedrooms, gourmet kitchen with quartz countertop, tile floors and backsplashes, custom cabinetry, high-end stainless steel appliances, and large balcony for outdoor entertaining. Centrally located to Royal Oak Skytrain station, Metrotown mall, parks and all levels of schools. Proactive strata. Includes 2 parking stalls and 1 storage locker. Shows like new! Please come see for yourself.**