

Burnaby, Metrotown  
1903 - 4350 Beresford Street, V5H 4K9

MLS# R2040751  
\$479,900

Residential Attached  
Active



Complex/Subdiv: **CARLETON ON THE PARK**  
 Frontage: **0.00** Bedrooms: **2** PID: **011-447-664**  
 Depth/Size: Bedrooms: **1** Approx Yr Blt: **1990**  
 Lot Area SqFt: **0** Half Baths: **0**  
 Rear Yard Exp: Full Baths: **1**  
 Taxes: **\$2,433 (2015)**  
 Type: **Apartment Unit**  
 View: **Yes**

Style of Home: **Upper Unit** Total Parking: **1** Covered Parking: **1**  
 Construction: **Concrete, Concrete Frame** Parking Access: **Front**  
 Foundation: **Concrete Perimeter** Parking Facilities: **Garage; Underground**  
 Exterior: **Concrete**  
 Rainscreen: Dist to Public Trans: **2** Dist to School Bus: **2**  
 Type of Roof: **Tar & Gravel** Possession:  
 Reno Year: **2015** Title to Land: **Freehold Strata**  
 Flooring: **Laminate** Seller's Interest:  
 Water Supply: **City/Municipal**  
 Heat/Fuel: **Baseboard, Electric**  
 No. of Fireplaces: **0** Property Disclosure: **Y**  
 Fireplace Fuel: Outdoor Area: **Balcony(s)**  
 Locker: **Yes** Units in Development: **118** Total Units in Strata: **118**  
 Mngmt Co: **SD Woodman** Property Disclosure: **Y**  
 Mngmt Ph: **604-275-6777** Maint Fee: **\$362.15**

Maint Charge Incl: **Caretaker, Garbage Pickup, Gardening, Hot Water, Management, Recreation Facility, Snow removal**  
 Legal: **PL NWS2790 LT 103 LD 36**  
 Amenities: **Bike Room, Exercise Centre, In Suite Laundry, Pool; Indoor, Sauna/Steam Room, Swirlpool/Hot Tub**  
 Site Influences: **Central Location, Recreation Nearby, Shopping Nearby**  
 Features Incl: **ClthWsh/Dryr/Frdg/Stve/DW, Garage Door Opener, Smoke Alarm, Sprinkler - Fire**

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Master Bedroom	15' x 11'6"			x			x
Main	Living Room	15' x 15'6"			x			x
Main	Dining Room	15' x 10'			x			x
Main	Kitchen	10'9" x 9'			x			x
Main	Bedroom	10' x 8'9"			x			x
		x			x			x
		x			x			x
		x			x			x
		x			x			x
		x			x			x

Total Floor Area: **1,098 sqft** Bathrooms  
 Total # Rooms: **5** 1 4 Piece; Ensuite: Y; Level: Main  
 Finished Levels: **1** 2  
 Basement: **None** 3  
 Restricted Age: 4  
 # Pets / Cats; Dogs: 5  
 Virtual Tour URL: <http://www.pixilink.com/tours7/8386> 6  
 7  
 8

Simply STUNNING! In the heart of Metrotown this one must be seen to be truly appreciated! Gorgeous brand new brushed oak chocolate gray high-end laminate covers the vast living space, huge living and dining room with amazing views to South and East. An amazing designer has loved and meticulously planned and decorated each corner of this home, all new paint colors, modern baseboards, wall papers, appliances, light fixtures, dimmable switches & fixtures. Master bedroom is a great size with walk in closet and full en-suite. The resort style amenities include an in-door pool, hot-tub and sauna, tennis courts & more. Building is healthy. Close to Crystal Mall, Metrotown shopping & Skytrain station.

The enclosed information while deemed to be correct, is not guaranteed.  
 If your home is listed with another broker, this is not intended as a solicitation.

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Stunning!

1903 - 4350 Beresford Street, Burnaby  
 2 beds, 2 bath - Apartment Unit



Katayoon Webb

RE/MAX Crest Realty (Westside)

604-315-8715

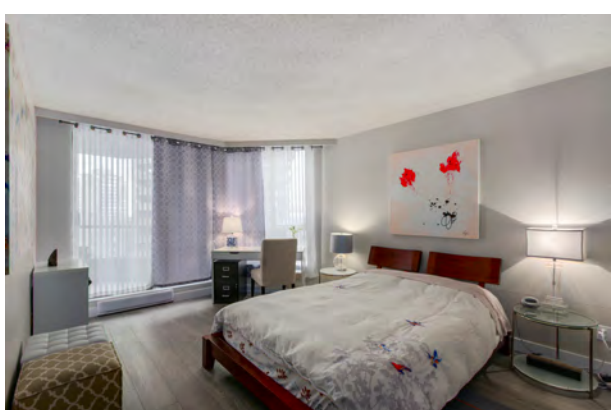
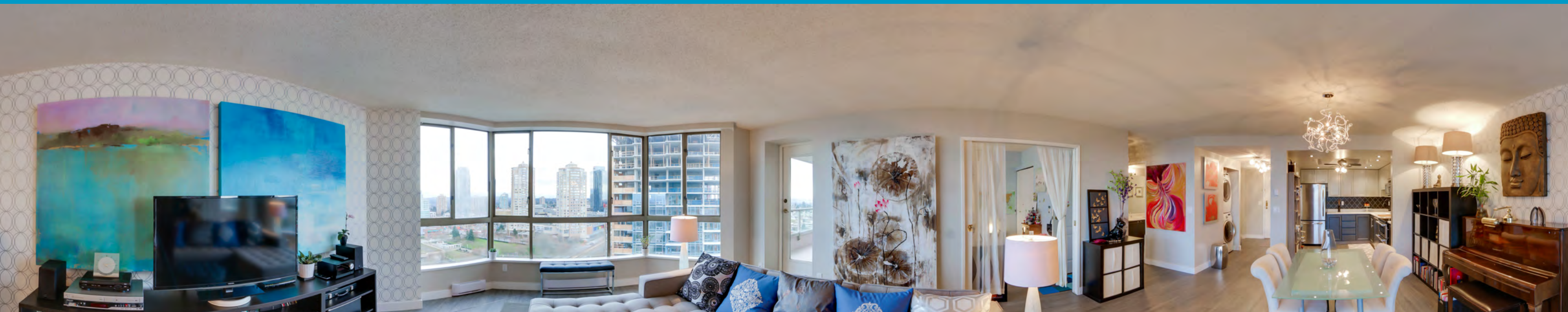
homes@katayoonwebb.com

http://www.katayoonwebb.com



# Fantastic Renos

1903 - 4350 Beresford Street, Burnaby  
2 beds, 1 bath - Apartment Unit



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**Price:** \$479,900  
**Type:** Apartment  
**Beds:** 2  
**Baths:** 1  
**Built:** 1990  
**Size:** 1,098 sqft  
**Mnt Fee:** \$362.15  
**Taxes:** \$2,433.19 (2015)

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