



Presented by:
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Active
R2166015
 Board: V
 Apartment/Condo

204 36 E 14 AVENUE
 Vancouver East
 Mount Pleasant VE
 V5T 4C9

Residential Attached
\$238,900 (LP)
 (SP)



Sold Date: Frontage (feet): Original Price: **\$238,900**
 Meas. Type: Frontage (metres): Approx. Year Built: **1971**
 Depth / Size (ft.): Bedrooms: **1** Age: **46**
 Lot Area (sq.ft.): **0.00** Bathrooms: **1** Zoning: **RM4**
 Flood Plain: Full Baths: **1** Gross Taxes: **\$0.00**
 Approval Req?: **No** Half Baths: **0** For Tax Year: **2017**
 Exposure: **Northeast** Maint. Fee: **\$481.36** Tax Inc. Utilities?: **No**
 If new, GST/HST inc?: P.I.D.: **800-113-641**
 Mgmt. Co's Name: **Martello** Tour: **Virtual Tour URL**
 Mgmt. Co's Phone: **604-681-6544**
 View: **:**
 Complex / Subdiv: **Rosemont Manor**
 Services Connected: **Community, Electricity, Water**

Style of Home: Corner Unit, Upper Unit	Total Parking: 0	Covered Parking: 0	Parking Access:
Construction: Frame - Wood	Parking: None		Locker: Y
Exterior: Stucco			Dist. to School Bus: 2.5 BLKS
Foundation: Concrete Perimeter	Reno. Year: 2010	Dist. to Public Transit: 2 BLOCKS	Total Units in Strata: 56
Rain Screen:	R.I. Plumbing:	Units in Development: 56	
Renovations: Partly	R.I. Fireplaces: 0	Title to Land: Leasehold prepaid-Strata	
Water Supply: City/Municipal	# of Fireplaces: 0		
Fireplace Fuel:		Property Disc.: Yes	
Fuel/Heating: Baseboard, Hot Water		Fixtures Leased: :	
Outdoor Area: Balcony(s)		Fixtures Rmvd: :	
Type of Roof: Tar & Gravel		Floor Finish: Tile, Wall/Wall/Mixed	

Maint Fee Inc: **Cable/Satellite, Garbage Pickup, Gardening, Heat, Hot Water, Management, Taxes, Water**
 Legal: **LOT E BLOCK 52 DISTRICT LOT 302 GROUP 1 NEW WESTMINSTER DISTRICTPLAN 15627**

Amenities: **Elevator, Shared Laundry, Storage**

Site Influences: **Adult Oriented, Central Location, Greenbelt, Recreation Nearby, Shopping Nearby, Treed**
 Features: **Dishwasher, Drapes/Window Coverings, Oven-Built In, Range Top, Refrigerator**

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Foyer	13'2" x 3'8"			x			x
Main	Kitchen	7' x 7'			x			x
Main	Dining Room	7' x 7'			x			x
Main	Living Room	15' x 12'5"			x			x
Main	Master Bedroom	12' x 11'			x			x
					x			x
					x			x
					x			x
					x			x
					x			x

Finished Floor (Main): 722	# of Rooms: 5	# of Kitchens: 1	# of Levels: 1	Bath	Floor	# of Pieces	Ensuite?	Outbuildings
Finished Floor (Above): 0	Crawl/Bsmt. Height:			1	Main	3	No	Barn:
Finished Floor (Below): 0	Restricted Age: 19+			2				Workshop/Shed:
Finished Floor (Basement): 0	# of Pets:	Cats: N	Dogs: N	3				Pool:
Finished Floor (Total): 722 sq. ft.	# or % of Rentals Allowed:			4				Garage Sz:
	Bylaw Restrict: Age Restrictions, Pets Not Allowed, Rentals Allowed			5				Door Height:
Unfinished Floor: 0				6				
Grand Total: 722 sq. ft.	Basement: None			7				
				8				

Listing Broker(s): **RE/MAX Crest Realty Westside**

This bright & spacious corner unit is perfectly located on a quiet, tree lined street, yet is 2 blocks to Main Street's deluxe cafes, transit, and surrounding parks. The updated kitchen has plenty of cupboard space and is an excellent layout for entertaining. The open kitchen, living & dining area leads to a balcony that is an oasis as it overlooks the manicured front garden area. The Master Bedroom is large enough for a king bed & full sized bedroom furniture. There is plenty of in-suite storage with a pantry, linen closet, hall closet, & large bedroom closet, plus an external storage locker. Rentals allowed. 19+. Leasehold to 2073. Sorry no pets. Maintenance fee includes heat, HW, property taxes, live-in caretaker and cable TV. Offers Tue May 16th, 5pm.