



Metrotown: 318 - 5388 Grimmer St, Burnaby

\$276,000

| | | | |
|--------------------|----|------------------------|----------------|
| Bedrooms: 1 | 睡房 | Year Built 年份: | 2011 |
| Baths: 1 | 衛浴 | Floor Area 面積: | 645 Sq. Ft. |
| Parking: 1 | 車位 | Tax 地稅: | \$1,728 (2015) |
| MLS#: | | Maint. Fee 管理費: | \$222 |

Corner unit in The Phoenix. Central location, minutes away from Skytrain station and Metrotown malls. Spacious and bright one-bedroom. It contains large north facing windows with unencumbered view of mountain and city. A modern stylish open concept, great for entertaining. Open floor plan with gourmet kitchen featuring stone countertop and high-end stainless steel appliances, laminate floor. A great place to make your own!

Phoenix公寓轉角位置，寬敞明亮一房單位。向北大窗口和陽臺，帶美麗山景和城市景觀。現代風格開放式設計，優雅舒適。座落於Metrotown中心地區，臨近Kingsway，Fitness World, White Spot, Safeway, London Drugs, Royal Oak 天車站, Metrotown 購物中心和麗晶廣場。經由天車線可以快速到達大溫各個主要城市。



Kitchen 廚房



Living Room 客廳



Bedroom 睡房



Bathroom 衛浴



Laundry 洗衣間



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R2014859
Apartment/Condo

Metrotown

318 5388 GRIMMER STREET

V5H 2H2

\$276,000

Meas. Type: Frontage (metres): Approx. Year Built: **2011**
 Depth / Size (ft.): Bedrooms: **1** Age: **5**
 Lot Area (sq.ft.): **0.00** Bathrooms: **1** Zoning: **CD-1**
 Flood Plain: Full Baths: **1** Gross Taxes: **\$1,728.12**
 Approval Req?: Half Baths: **0** For Tax Year: **2015**
 Exposure: **North** Maint. Fee: **\$222.03** Tax Inc. Utilities?: **No**
 If new, GST/HST inc?: P.I.D.: **028-722-353**

Mgmt. Co's Name: **PACIFICA FIRST**
 Mgmt. Co's Phone: **604-876-6400**
 View: **Yes: MOUNTAIN & CITY**
 Complex / Subdiv: **PHOENIX**
 Services Connected: **Community, Electricity, Sanitary Sewer, Water**

Style of Home: **Corner Unit, Upper Unit** Total Parking: **1** Covered Parking: **1** Parking Access: **Front**
 Construction: **Frame - Wood** Parking: **Garage; Underground, Visitor Parking** Locker: **Y**
 Exterior: **Mixed** Dist. to Public Transit: **CLOSE** Dist. to School Bus:
 Foundation: **Concrete Block** Units in Development: Total Units in Strata:
 Rain Screen: Title to Land: **Freehold Strata**
 # of Fireplaces: **0** Seller's Interest: **Registered Owner**
 Water Supply: **City/Municipal** Property Disc.: **No**
 Fuel/Heating: **Baseboard, Electric** Fixtures Leased: **No**
 Outdoor Area: **Balcony(s)** Fixtures Rmvd: **No**
 Type of Roof: **Torch-On** Floor Finish: **Laminate**

Maint Fee Inc: **Garbage Pickup, Gardening, Hot Water, Management**
 Legal: **PL BCS4286 LT 40 DL 94 LD 36**

Amenities: **Elevator, In Suite Laundry**

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

| Floor | Type | Dimensions |
|-------|----------------|-------------|
| Main | Living Room | 15' x 9' |
| Main | Kitchen | 12' x 7' |
| Main | Dining Room | 7' x 7' |
| Main | Master Bedroom | 12'6" x 10' |

Finished Floor (Main): **645** # of Rooms: **4** # of Kitchens: **1** # of Levels: **1**
 Finished Floor (Above): **0** Crawl/Bsmt. Height:
 Finished Floor (Below): **0** Restricted Age:
 Finished Floor (Basement): **0** # of Pets: Cats: Dogs:
 Finished Floor (Total): **645 sq. ft.** # or % of Rentals Allowed:
 Unfinished Floor: **0** Bylaw Restrict: **Pets Allowed, Rentals Allowed**
 Grand Total: **645 sq. ft.** Basement: **None**

