

**Behroyan & Associates Real Estate
Services Ltd.**

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1495 Clyde Avenue
West Vancouver, BC
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603 1133 Hornby Street, Addition, Vancouver West, BC, V6Z 1W1, Canada

MLS®# R2575282



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Property Value	\$499,000
Type	Condo
Style	Inside Unit
Parking	none
Year Built	2017
Taxes	\$1,363.36
Living Area	499 sq.ft.
Bedroom	1
Bathroom	1 full
School District	Vancouver West
Maintenance Fee	\$249.44

Description

An extremely well laid out studio + flex room faces SE and is flooded with natural sunlight. Designer kitchen highlights an abundance of custom cabinetry, fully integrated appliances & stainless steel counters/backsplash. Some other notable features include ash laminate flooring, custom roller blinds, high-efficiency washer/dryer & soft closing doors. Enjoy year round comfort w/ forced-air heating/cooling, ventilation system. Addition offers an amenity lounge, BBQ patio, kids play area, fully equipped gym and assigned bike storage. Both pets and rentals are permitted making this purchase a solid investment. Parking is rented \$900 a year.



