

Vancouver East, Fraserview VE (VVEFV)  
 # 205 2733 CHANDLERY PL

MLS# V659928

Residential Attached  
 Active



List Price:	\$249,000	Days on Mkt:	
List Date:	18-Jul-07	Expiry Date:	18-Jan-08
Previous Price:		Subdiv/Complex:	RIVER DANCE
Original Price:	\$249,000	Postal Code:	V5S 4V3
Meas. Type:		Frontage:	
		Frontage Metric:	
Depth/Size:		Bedrooms:	1
Lot Size SqFt:	0 sq ft	Bathrooms:	1
Exposure:	Southeast	Full Baths:	1
Stories in Bldg:	12	Half Baths:	0
Flood Plain:		View:	Yes; TREES/SEASONAL WATER
Fixtures Lsd:	No		
Fixt Removed:	N		
		PID:	024-659-983
		Approx Yr Blt:	1999
		Age at List Date:	8
		Type:	Apartment Unit
		Zoning:	CD-1
		Taxes:	\$724 / 2006
		GST Incl:	
		Tax Incl Utils:	N
		Apprvl Reqd:	N

Style of Home:	Inside Unit	Total Parking:		Covered Parking:	1
Construction:	Concrete	Parking Stall #:	P3 #20	Parking Stall Owned:	
Foundation:	Concrete Perimeter	Parking Access:	Front		
Exterior:	Concrete / Glass / Metal	Parking Facilities:	Garage; Underground		
Rain Screen:					
Type of Roof:	Tar & Gravel	Dist to Public Trans:	1 BLK	Dist to School/Bus:	
Renovations:		Units in Development:	210	Total Units in Strata:	210
Flooring:	Laminate / Mixed	Locker:	Y	Locker #:	69
Water Supply:	City/Municipal	Possession:			
Heat/Fuel:	Baseboard	Title to Land:	Freehold Strata		
No. of Fireplaces:	1	R/I Fireplaces:		Seller's Interest:	Registered Owner
Fireplace Fuel:	Gas - Natural	Mortgage Info:	0 -		
Outdoor Area:	Patio(s)			Property Disclosure:	/ Y
Mgmt. Co's Name:	TML	Bylaw Restrictions:			Pets Allowed, Rentals Allowed w/Restrictions,
Mgmt. Co's Phone:	604-232-4040				
Mo. Maint Charge:	\$164.64				

Maint Charge Incl: Caretaker, Gardening, Garbage Pickup, Gas, Hot Water, Management, Recreation Facility

Legal: PL LMS4074 LT 4 DL 258 LD 36 UNDIV 515/135907 SHARE IN COM PROP THEREIN.  
 Amenities: Club House, Elevator, Exercise Centre, Garden, In Suite Laundry, Storage  
 Features Incl: Clothes Washer/Dryer/Fridge/Stove/DW, Disposal - Waste, Humidifier, Microwave, Security System, Smoke Alarm, Sprinkler - Fire  
 Site Influences: Central Location, Golf Course Nearby, Recreation Nearby

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main F.	Living Room	11' X 10'			X			X
Main F.	Dining	8' X 11'			X			X
Main F.	Kitchen	8' X 8'			X			X
Main F.	Master Bedroom	11' X 9'6"			X			X
					X			X
					X			X
					X			X
					X			X
					X			X
					X			X

<b>Floor Area (SqFt):</b>		<b>Total # Rooms:</b>	4	<b>Bathrooms</b>	
Finished Floor Area Main:	555	Finished Levels:	1	1	4 Piece; Ensuite: N; Level: Main F.
Finished Floor Area Up:	0	Basement Area:	None	2	0 Piece; Ensuite: N
Finished Floor Area Down:	0	Bsmt Height:		3	0 Piece; Ensuite: N
Finished Floor Area Bsmt:	0	Restricted Age:		4	
Total Finished Floor Area:	555	# Pets; Cats; Dogs: ; Cats: Y; Dogs: Y		5	
Unfinished Floor Area:	0	# or % Rentals: 10%		6	
Grand Total Floor Area:	555	Roughed in Plumbing:		7	
				8	

Listing Broker 1: RE/MAX Crest Realty (Westside) 604-732-1336 Appointments: Phone L.R. First  
 Listing Sales Rep 1: Katayoon Webb [katayoonwebb@remax.net](mailto:katayoonwebb@remax.net) 604-315-8715 For Appts Call: KATHY  
 Listing Broker 2: Appointment Ph: 604-315-8715  
 Listing Sales Rep 2/3:  
 Selling Broker: Occupancy: Owner  
 Selling Sales Rep: Owner: L.L.L YOUNG  
 Selling Broker 2:  
 Selling Sales Rep 2/3:  
 Commission: 3.255-100/1.1625

Realtor Remarks: View photos on [www.katayoonwebb.com](http://www.katayoonwebb.com)

Great spacious one bedroom on the quiet side of the building. South East desirable exposure. This home is very pet friendly, it is steps away from a beautiful river boardwalk, tennis courts, golf course and a doggy beach. The only FREEHOLD concrete mid rise in this area. This ia a great location close to everything. First showing at the open house on Saturday and Sunday July 21st and 22nd 2-4pm.