

Residence

111-1500 PENDRELL ST

WEST END, VANCOUVER

ABOUT THE SUITE:

- 912 square feet of interior space
- 275 square feet of outdoor space
- Renovated in 2022
- Full-size insuite laundry
- Vinyl plank flooring
- Ample recessed pot lights
- Kitchen features:
 - Full height cabinetry
 - 30" electric slide-in range
 - Over the range hoodfan/micro
 - Full-size dishwasher
 - French door fridge
 - Quartz countertops
 - Textured Spanish tile backsplash
- King-size primary suite w/ walk-in closet
- Bathroom features:
 - Contemporary deep soaker tub
 - Recessed rain head & slide bar
 - Quartz Countertop
 - Floating double-drawer vanity

ABOUT THE BUILDING:

- No. of Floors: 4
- No. of Strata Lots: 100
- Built: 1981 approx.
- Contingency Fund: \$515,546.92
- Maintenance Fee: \$542.72
- Pets: Yes (3 total)
- Short Term: No
- Depreciation Report: Yes
- Insurance Deductibles:
 - All Risk - \$25,000
 - Sewer - \$25,000
 - Water - \$25,000
 - Earthquake - 10%

AMENITIES & NOTES:

- In-Suite laundry (full-size)
- 1 Elevator (recently modernized)
- Repainted exterior
- Recently renovated roof deck w/ BBQ
- Lounge
- Squash court
- Parking: Yes, #49 & #102
- Storage: Yes, #6

THE
WEST
END
SUITE
OFFICE

