

Unit 301

# 9283 GOVERNMENT ST

// BURNABY NORTH // BURNABY //

## // ABOUT THE SUITE //

- 955 square feet of interior space
- 166 square foot living room terrace
- Tons of natural light
- Updated laminate flooring
- Cozy gas fireplace
- Insuite laundry
- Horizontal blinds
- Large open kitchen:
  - Ample counter space
  - Bar seating
  - Gas range
- Large bedrooms
- Primary bedroom walk-in closet
- Primary ensuite bathroom:
  - Double-sink vanity
  - Deep soaker tub

## // ABOUT THE BUILDING //

- Building Name: Sandlewood
- No. of Floors: 4
- No. of Strata Lots: 200
- Built: 2007
- Contingency Fund: \$390,141.29
- Maintenance Fee: \$449.41
- Pets: Yes (two)
- Short Term: No
- Depreciation Report: Yes, 2024
- Insurance Deductibles:
  - All Risk: \$25,000
  - Sewer: \$50,000
  - Water: \$50,000
  - Earthquake: 15%

## // AMENITIES & NOTES //

- In-suite laundry
- 1 elevator
- Amenities:
  - Outdoor pool & hot tub
  - Fitness centre & yoga studio
  - Sauna/steam room
  - Indoor mini golf
  - Media room
- Walking distance to Keswick Park, Lougheed Town Centre, Skytrain
- Parking: #133
- Storage: #1B

WEST HAVEN  
GROUP

