



WEST HAVEN GROUP

ABOUT THE SUITE | 607

- 802 square feet
- East-facing penthouse
- Well laid-out
- Spacious living room
- Open floor plan
- Gas fireplace
- Newer laminate flooring throughout
- Updated kitchen with quartz countertops
- New appliances
- Updated lighting
- Updated plumbing fixtures
- Crown mouldings
- Two dens - both great for working from home
- Master suite den has soaring ceilings

ABOUT THE BUILDING | 3021 GEORGE ST

- CONTINGENCY FUND: **\$15,463.21**
- MAINTENANCE FEE: **\$225.55**
- PETS: **yes**
- RENTALS: **yes**
- INSURANCE DEDUCTIBLES:
 - All Risk - \$10,000
 - Sewer - \$25,000
 - Water - \$25,000
 - Earthquake - 10%

NOTES

- 2 parking included + extra street parking in front of home
- Very short walking distance to Skytrain, schools, parks, trails, restaurants, cafes, ocean & breweries
- Built in 2020
- Covered under home warranty
- GST already paid

