

Active

R2143781

Board: V , Attached

Apartment/Condo

2603 8 SMITHE MEWS

Vancouver West

Yaletown

V6B 0A5

\$2,550,000 (LP)

(SP)

DOM: 0

Prev. Price: \$0

Meas. Type: Feet

Depth/Size:

Sq. Footage: 0.00

Flood Plain:

Exposure:

If new, GST/HST inc?:

P.I.D.: 027-735-672

View: Yes: UNOBSTRUCTED FALSE CREEK

Mgmt. Co's Name: First Service

Complex / Subdiv: THE FLAGSHIP

Services Connctd: Community, Electricity, Sanitary Sewer, Storm Sewer

List Date: 3/6/2017

Original Price: \$2,550,000

Frontage (feet):

Frontage (metres):

Bedrooms: 2

Bathrooms: 2

Full Baths: 2

Half Baths: 0

Approval Req.?:

Expiry Date: 7/31/2017

Sold Date:

Approx. Year Built: 2009

Age: 8

Zoning: STRATA

Gross Taxes: \$5,001.76

For Tax Year: 2016

Tax Inc. Utilities?: No

Maint. Fee: \$704.13

Tour: Virtual Tour URL

Mgmt. Co #: 604-683-8900

Style of Home: Penthouse

Construction: Concrete

Exterior: Mixed

Foundation: Concrete Perimeter

Rain Screen:

Renovations:

Water Supply: City/Municipal

Fireplace Fuel: Gas - Natural

Fuel/Heating: Baseboard, Forced Air

Outdoor Area: Balcny(s) Patio(s) Dck(s), None

Type of Roof: Metal, Other, Torch-On

Reno. Year:

R.I. Plumbing:

R.I. Fireplaces:

# of Fireplaces: 1

Total Parking: 2

Covered Parking: 2

Parking: Garage; Underground

Parking Access:

Locker: Y

Dist. to School Bus:

Total Units in Strata: 245

Dist. to Public Transit:

Units in Development:

Title to Land: Freehold Strata

Seller's Interest: Registered Owner

Property Disc.: Yes:

Fixtures Leased: No :

Fixtures Rmvd: No :

Floor Finish: Mixed

Maint Fee Inc: Caretaker, Garbage Pickup, Gas, Hot Water, Management

Legal: PL BCS3202 LT 238 DL FC LD 36

Amenities: Exercise Centre, Pool; Indoor

Site Influences: Recreation Nearby, Shopping Nearby

Features: Air Conditioning, ClthWsh/Dryr/Frdg/Stve/DW

Municipal Charges

Garbage:

Water:

Dyking:

Sewer:

Other:

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Living Room	18' x 12'			x			x
Main	Kitchen	11' x 8'			x			x
Main	Steam Room	7' x 5'			x			x
Main	Office	11' x 9'			x			x
Main	Dining Room	14' x 9'			x			x
Main	Master Bedroom	14' x 13'			x			x
Main	Bedroom	11' x 10'			x			x
		x			x			x
		x			x			x
		x			x			x

Finished Floor (Main): 1,614	# of Rooms: 7	# of Kitchens: 1	# of Levels: 1	Bath	Floor	# of Pieces	Ensuite?	Outbuildings
Finished Floor (Above): 0	Crawl/Bsmt. Height:			1	Main	4	Yes	Barn:
Finished Floor (Below): 0	Restricted Age:			2	Main	4	No	Workshop/Shed:
Finished Floor (Basement): 0	# of Pets:	Cats:	Dogs:	3				Pool:
Finished Floor (Total): 1,614 sq. ft.	# or % of Rentals Allowed:			4				Garage Sz:
	Bylaw Restrict: Pets Allowed w/Rest., Rentals			5				Door Height:
Unfinished Floor: 0	Allwd w/Restrctns			6				
Grand Total: 1,614 sq. ft.	Basement: None			7				
				8				

List Broker 1: Sotheby's Int'l Realty Canada - Office: 604-632-3300

List Sales Rep 1: Ian Watt PREC\* - Phone: 604-999-9426

List Sales Rep 2:

Sell Broker 1:

Sell Sales Rep 1:

Owner: MATTHEW J. & CHRISTA C. S. ROBINSON

Commission: 3.125% ON 1ST 100K AND 1.1625% ON THE REMAINDER

List Broker 2:

ianwatt@ianwatt.ca

3:

3:

3:

Occupancy: Owner

Appointments: Phone L.R. First

Call: TEXT / EMAIL - DONT CALL

Phone: 604-999-9426

Realtor

Remarks: NO TOUCHBASE OR PARAGON MESSAGING. TEXT 604-999-9426. BUYER TO VERIFY SIZE, AGE, CONDITION AND ZONING. OFFICE IS USED AS 3RD BEDROOM. OFFICE IS MADE OF MILWORK AND CAN BE REMOVED.

A one of a kind sub-penthouse with unobstructed views and nearly 250 sf of outdoor space. Welcome home to this fabulous 2 bedroom & den (used as 3rd bedroom) home at the Flagship, a boutique A Class building by Concord Pacific. Stunning forever views from each principal room of this 1600 sf trophy property. Beautifully appointed with designer details, custom lighting & fixtures but too many features to list. The Flagship boasts air conditioning, 24 hour concierge as well as the Esprit City Club with 60 ft indoor pool, sauna, steam room, games room, theatre room and a bowling alley! Steps to the Seawall for walking, biking, Aqua Bus Ferry to Granville Island. This amazing home comes with 2 parking and a locker. Open Friday Mar 10 from 10:30 am to 12:00 noon and Sunday March 12 from 2 to 4.

REA Full Realtor

The enclosed information, while deemed to be correct, is not guaranteed. PREC\* indicates 'Personal Real Estate Corporation'.

03/06/2017 02:05 PM