

Presented by:

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Active
R2149951
 Board: V
 Apartment/Condo

1503 9080 UNIVERSITY CRESCENT

Burnaby North
 Simon Fraser Univer.
 V5A 0B7

Residential Attached

\$1,323,900 (LP)

(SP) 



Sold Date: _____ Frontage (feet): _____ Original Price: **\$1,323,900**
 Meas. Type: _____ Frontage (metres): _____ Approx. Year Built: **2015**
 Depth / Size (ft.): _____ Bedrooms: **3** Age: **2**
 Lot Area (sq.ft.): _____ Bathrooms: **3** Zoning: **CD**
 Flood Plain: **No** Full Baths: **3** Gross Taxes: **\$1,168.00**
 Approval Req?: _____ Half Baths: **0** For Tax Year: **2016**
 Exposure: **East, South** Maint. Fee: **\$709.52** Tax Inc. Utilities?: **No**
 If new, GST/HST inc?: **No** P.I.D.: **020-516-072**
 Mgmt. Co's Name: **FirstService Residential** Tour: _____
 Mgmt. Co's Phone: **604-683-8900**
 View: **Yes: Mountain**
 Complex / Subdiv: _____
 Services Connected: **Community, Electricity, Natural Gas, Sanitary Sewer, Storm**

Style of Home: Penthouse	Total Parking: _____	Covered Parking: _____	Parking Access: Side
Construction: Concrete	Parking: Carport; Multiple, Visitor Parking	Locker: Y	Dist. to School Bus: _____
Exterior: Brick, Concrete, Glass	Reno. Year: _____	Dist. to Public Transit: _____	Total Units in Strata: 210
Foundation: Concrete Slab	R.I. Plumbing: No	Units in Development: 95	Title to Land: Leasehold prepaid-Strata
Rain Screen: Full	R.I. Fireplaces: 0	Property Disc.: Yes	Fixtures Leased: No
Renovations: Completely	# of Fireplaces: 0	Fixtures Rmvd: No	Floor Finish: Laminate, Other, Tile
Water Supply: City/Municipal			
Fireplace Fuel: None			
Fuel/Heating: Hot Water, Radiant			
Outdoor Area: Patio(s) & Deck(s), Rooftop Deck			
Type of Roof: Other			

Maint Fee Inc: **Garbage Pickup, Gardening, Heat, Hot Water, Management, Recreation Facility, RV Parking, Sewer, Snow removal**
 Legal: **STRATA LOT 95 PLAN EPS2546 DISTRICT LOT 211 LAND DISTRICT 1 LAND DISTRICT 36 TOGETHER WITH AN INTEREST IN THE COMMON PROPERTY IN PROPORTION TO THE UNIT ENTITLEMENT OF THE STRATA LOT AS SHOW ON FORM V**
 Amenities: **Bike Room, Day Care Centre, Elevator, Exercise Centre, In Suite Laundry, Restaurant**

Site Influences: _____
 Features: **ClthWsh/Dryr/Frdg/Stve/DW, Dishwasher, Drapes/Window Coverings, Garage Door Opener, Intercom, Jetted Bathtub, Microwave**

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Master Bedroom	16'5 x 12'8			x			x
Main	Master Bedroom	16'5 x 11'7			x			x
Main	Bedroom	10'7 x 12'0			x			x
Main	Den	8'8 x 7'2			x			x
Main	Kitchen	11'7 x 11'3			x			x
Main	Living Room	12'1 x 19'5			x			x
Main	Dining Room	15'7 x 16'5			x			x
		x			x			x
		x			x			x
		x			x			x

Finished Floor (Main): 1,568	# of Rooms: 7	# of Kitchens: 1	# of Levels: 2	Bath	Floor	# of Pieces	Ensuite?	Outbuildings
Finished Floor (Above): 10	Crawl/Bsmt. Height: 0'0			1	Main	4	Yes	Barn:
Finished Floor (Below): 0	Restricted Age:			2	Main	4	Yes	Workshop/Shed:
Finished Floor (Basement): 0	# of Pets:	Cats: Y	Dogs: Y	3	Main	4	No	Pool: No
Finished Floor (Total): 1,578 sq. ft.	# or % of Rentals Allowed:			4				Garage Sz:
	Bylaw Restrict: Pets Allowed w/Rest., Rentals Allowed			5				Door Height:
Unfinished Floor: 0	Basement: None			6				
Grand Total: 1,578 sq. ft.				7				
				8				

Listing Broker(s): **Metrowest Building Services**

Rare penthouse at SFU, University Crescent, three bedrooms, three full washrooms, one den, and an upstairs platform of more than 1000 square feet. The unit boasts a 270-degree view! You cannot find such a wonderful unit, almost every room with a view. Within five minutes walking distance to supermarket, cafe, school and daycare. Investors, do not miss this south facing penthouse condo. A potential tenant likes to rent this unit for 2 years.