

R2508329
Apartment/Condo

604 4400 BUCHANAN STREET
Burnaby
Brentwood Park
V5C 0E3

Residential Attached
\$869,000 (LP)



Depth/Size (ft.): Frontage (ft.): Approx. Yr Built: **2010**
 Lot Area Bedrooms: **2** Age: **10**
 Flood Plain: **No** Bathrooms: **2** Zoning: **CD**
 Rear Yard Exp: **Southeast** Full Baths: **2** Gross Taxes: **\$2,336.26**
 Half Baths: **0** For Tax Year: **2020**
 Maint. Fee: **\$474.70** P.I.D.: **028-207-491**
 Mgmt. Co's Name: **FIRST SERVICE RESIDENTIAL**
 Mgmt. Co's Phone: **604-689-4829**
 View: **Yes: NORTH SHORE, SOUTH BURNABY**
 Complex / Subdiv: **MOTIF**
 Services Connected: **Electricity, Sanitary Sewer, Storm Sewer, Water**

Style of Home: 1 Storey, Corner Unit	Total Parking: 1 Covered Parking: 1 Parking Access: Front
Construction: Concrete	Parking: Garage Underbuilding
Exterior: Concrete	Locker: Yes
Foundation: Concrete Perimeter	Dist. to Transit: Dist to School Bus:
Rain Screen:	Units in Development: 153 Total Units in Strata: 153
Renovations:	Title to Land: Freehold Strata
# of Fireplaces: 1	Property Disc.: No
Fireplace Fuel: Electric	PAD Rental:
Water Supply: City/Municipal	Fixtures Leased: No
Fuel/Heating: Electric	Fixtures Rmvd: No
Outdoor Area: Balcny(s) Patio(s) Dck(s)	Floor Finish: Laminate, Wall/Wall/Mixed
Type of Roof: Torch-On	

Maint Fee Inc: **Caretaker, Garbage Pickup, Gardening, Hot Water, Management, Recreation Facility, Snow**
 Legal: **STRATA LOT 29, PLAN BCS3805, DISTRICT LOT 119, GROUP 1, NEW WESTMINSTER LAND DIS**
 Amenities: **Bike Room, Exercise Centre, In Suite Laundry, Sauna/Steam Room, Swirlpool/Hot Tub**
 Site Influences: **Central Location, Recreation Nearby, Shopping Nearby**
 Features: **CithWsh/Dryl/Frdg/Stv e/DW, Compactor - Garbage, Microwave**

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Living Room	15'4 x 12'			x			x
Main	Kitchen	12' x 14'			x			x
Main	Dining Room	15'4 x 9'1			x			x
Main	Master Bedroom	13' x 11'			x			x
Main	Bedroom	10' x 9'6			x			x
		x			x			x
		x			x			x
		x			x			x
		x			x			x
		x			x			x

Finished Floor (Main): 1,169	# of Rooms: 5 # of Kitchens: 1 # of Levels: 1	<u>Bath</u>	<u>Floor</u>	<u># of Pieces</u>	<u>Ensuite?</u>
Finished Floor (Above): 0	Crawl/Bsmt. Height:	1	Main	4	Yes
Finished Floor (Below): 0	Restricted Age:	2	Main	4	No
Finished Floor (Basement): 0	# of Pets: Cats: Yes Dogs: Yes	3			
Finished Floor (Total): 1,169 sq. ft.	# or % of Rentals Allowed:	4			
Unfinished Floor: 0	Bylaw Restrict: Pets Allowed w/Rest., Rentals Allowed	5			
Grand Total: 1,169 sq. ft.	Basement: None	6			
		7			
		8			

Listing Broker(s): **RE/MAX All Points Realty**

Welcome to the Motif by BOSA – The Heart of Brentwood Town Centre. This 2 bedroom, 2 bathroom Corner Suite with Wrap Around Deck & Spectacular Mountain & City Views Will Not Disappoint! Pride of Ownership, Gently Liv ed in! Features Include: Floor to Ceiling Windows throughout allowing for plenty of Natural Sunlight, Fireplace, Spacious Open Concept Floor Plan, S/S Appliances, Caesarstone Counters, Island/Breakfast Bar, Spacious Dining Area, Master Bedroom Boasts Ensuite with double sinks & Spacious Closets, 2nd Bedroom is at Opposite ends of Suite, Fresh Coat of Paint Throughout. So Much to Offer! Pet & Rental Friendly, Full Amenities, Walking Distance to Shops & Restaurants, Easy Access to Hwy 1. Just What You've Been Looking For!

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