

Depth/Size (ft):	Bedrooms:	1	Approx. Year Built:	2015
Frontage (ft):	Bathrooms:	1	Age:	9
Lot Area:	Full Baths:	1	Zoning:	CD-19
Flood Plain:	Half Baths:	0	Gross Taxes:	\$1,962.36
Rear Yard Exp:	Maint. Fee:	354.65	For Tax Year:	2023
View:	Yes		P.I.D.:	029-553-661

Style of Home:	1 Storey,Loft/Warehouse Conv.	Parking:	Total: 1 - Covered: 1
Construction:	Concrete	Covered Parking:	1
Exterior:	Concrete,Glass,Mixed	Parking Access:	Rear
Foundation:		Parking:	Garage Underbuilding,Garage; Underground,Visitor Parking
Rain Screen:		Locker:	Yes
Renovations:		Units in Dev:	196
# of Fireplaces:		Distance to:	
Water Supply:	City/Municipal	Title to Land:	Freehold Strata
Fuel/Heating:	Baseboard,Electric	Property Disc:	Yes
Outdoor Area:	Rooftop Deck	PAD Rental:	
Type of Roof:	Other	Fixtures Leased:	
Floor Finish:		Fixtures Rmvd:	

View:	Yes : Historic city view
Mgmt. Company:	Associa Property Management - 604-591-6060
Complex / Subdiv:	
Services Connected:	Community,Electricity,Sanitary Sewer,Water
Legal:	STRATA LOT 41, BLOCK 5, PLAN EPS2675, NEW WESTMINSTER LAND DISTRICT, TOGETHER WITH AN INTEREST IN THE COMMONPROPERTY IN PROPORTION TO THE UNIT ENTITLEMENT OF THE STRATA LOT AS SHOWN ON FORM V
Amenities:	Bike Room,Club House,Exercise Centre,Garden,In Suite Laundry,Storage
Site Influences:	
Features:	
Bylaw Restrict:	Pets Allowed w/Rest.,Rentals Allwd w/Restrctns
Listing Broker(s):	eXp Realty

Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Foyer	3'8 x 7'7			
Main	Living Room	11'8 x 15'6			
Main	Kitchen	8'2 x 7'10			
Main	Bedroom	9'0 x 8'10			

Finished Floor (Main):	603 sqft	# Of Rooms:	4	Bathroom Floor	# of Pieces	Ensuite?
Finished Floor (Above):	0 sqft	# Of Kitchens:	1	Main	4	No
Finished Floor (Below):	0 sqft	# Of Levels:	1			
Finished Floor (Bsmt):	0 sqft	Crawl/Bsmt Height:				
Finished Floor (Total):	603 sqft	Basement:	None			
Unfinished Floor:	0 sqft	# or % of Rentals Allowed:				
Grand Total:	603 sqft	# Of Pets:	2 - Cats: Yes, Dogs: Yes			

Award winning Salient Developments brings you the carefully reconstructed Trapp & Holbrook - one block to the skytrain station, groceries, restaurants, and the Waterfront 'River Market' (The Quay). Enjoy historic city views from the comfort of your 1 bedroom apartment in a 20 storey concrete tower with oversized double glazed windows. City living has never been better with 9'8" high ceilings, modern appliances, in-suite laundry, and an exposed brick feature wall in living room. Incredible amenities include one underground parking, one storage locker, exercise room, and a party room and rooftop deck ideal for entertaining on the riverfront. Great investment opportunity!!