

Presented by:

## **Esther Wong**

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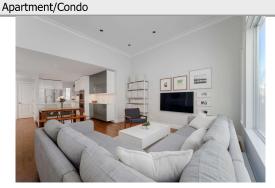
R2867852 Board: V

316 1230 HARO STREET

Vancouver West West End VW V6E 4J9

Residential Attached \$1,299,000 (LP)

\$1,335,000 (SP) M



List Date: 4/8/2024 If new, GST/HST inc?: Original Price: \$1,299,000 Davs On Market: 7 Bedrooms: 2 Approx. Year Built: 1987 2 Sold Date: 4/15/2024 Bathrooms: Age: 37 Full Baths: 2 RM-5B Meas. Type: Zoning: Frontage(feet): Half Baths: 0 Gross Taxes: \$2,747,34 Frontage(metres): Flood Plain: For Tax Year: 2023

Depth / Size (ft.): P.I.D.: 007-442-459 Tax Inc. Utilities?: Sq. Footage: 0.00 Tour: Virtual Tour URL

View:

Complex / Subdiv: Twelve Thirty Haro

Services Connctd: Natural Gas, Sanitary Sewer, Storm Sewer, Water

Water Supply: City/Municipal Sewer Type: City/Municipal

Total Parking: 1 Covered Parking: 1 Parking Access: Lane Parking: Garage; Underground

Dist. to Public Transit: 1 BLK Dist. to School Bus: 3 BLKS

Title to Land: Freehold Strata

Property Disc.: Yes

Renovations: Completely Reno. Year: 2019 Fixtures Leased: No: N/A # of Fireplaces: 1 R.I. Fireplaces: Rain Screen: Partial

Fireplace Fuel: Gas - Natural Metered Water: Fixtures Rmvd: No: N/A

Baseboard, Electric R.I. Plumbing: Fuel/Heating: Floor Finish: Hardwood, Tile, Carpet

Outdoor Area: Balcny(s) Patio(s) Dck(s) Type of Roof: Asphalt

Frame - Wood

Brick, Stucco

**Concrete Perimeter** 

Style of Home: 2 Storey

Construction:

Foundation:

Exterior:

STRATA LOT 39, PLAN VAS1877, DISTRICT LOT 185, NEW WESTMINSTER LAND DISTRICT, UNDIV 102/4454 SHARE IN COMM PROP THEREIN TOGETHER WITH AN INTEREST IN THE COMMON PROPERTY IN PROPORTION TO THE UNIT ENTITLEMENT OF THE STRATA LOT AS SHOWN ON FORM 1 OR V, AS APPROPRIATE Legal:

Bike Room, Elevator, Garden, In Suite Laundry, Storage Amenities:

Site Influences: Central Location, Lane Access, Recreation Nearby, Shopping Nearby, Treed

ClthWsh/Dryr/Frdg/Stve/DW, Drapes/Window Coverings, Fireplace Insert, Microwave, Oven - Built In Features:

Finished Floor (Main): 751 Units in Development: 66 Tot Units in Strata: Locker: Yes 66 Finished Floor (Above): 406 Exposure: North Storeys in Building: Mgmt. Co's Name: C & C Property Group Ltd. Finished Floor (AbvMain2): 0 Mamt. Co's #: 604-987-9040

Finished Floor (Below): 0 Maint Fee: \$697.00 Council/Park Apprv?:

Finished Floor (Basement): 0 Maint Fee Includes: Caretaker, Garbage Pickup, Gardening, Gas, Hot Water, Management, Sewer, Snow Finished Floor (Total):

removal

1,157 sq. ft.

Unfinished Floor:

Grand Total: 1,157 sq. ft. Bylaws Restrictions: Pets Allowed w/Rest.

Restricted Age: # of Pets: 2 Cats: Yes Dogs: Yes Suite: # or % of Rentals Allowed: 100%

Basement: None Short Term(<1yr)Rnt/Lse Alwd?: Yes Crawl/Bsmt. Ht: # of Levels: 2 Short Term Lse-Details: # of Kitchens: 1 # of Rooms: 9 No airbnb

Floor	Туре	Dimensions	Floor	Туре	Dimensions	Bath	Floor	# of Pieces	Ensuite?
Main	Foyer	6'5 x 5'3	Above	Attic	10'4 x 4'8	1	Main	4	No
Main	Dining Room	12'0 x 6'8			x	2	Main	4	Yes
Main	Living Room	13'8 x 13'7			x	3			
Main	Kitchen	8'1 x 12'1			x	4			
Main	Bedroom	10'5 x 11'3			x	5			
Main	Walk-In Closet	6'3 x 3'0			x	6			
Above	Primary Bedroom	14'5 x 12'3			x	7			
Above	Den	9'7 x 6'3			x	8			

Listing Broker(s): Stilhavn Real Estate Services

**REA Full Public** 

(Sold) 1 Page

Welcome to 1230 Haro St! A quiet garden oasis located in the vibrant West End! UNIT - Two story home, fully renovated features 2 bed/2 bath, a den that can be used as an office space & not one, but 2 balconies. The spacious floorplan boasts 11 foot ceilings, a bright living room, a gas fireplace, in-suite laundry & a kitchen equipped with modern S/S appliances, quartz countertops & engineered hardwood throughout the main level. Parking & Storage incl. BUILDING - well-maintained building & very proactive strata with recent building updates including building envelope renewal, newer plumbing & roof. LOCATION - set on a tree-lined st just 1 block from Robson St & conveniently located near the beach, shopping & the best of restaurants! The hidden gem you've been looking for!