



Presented by:
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Sold
R2867852
Board: V
Apartment/Condo

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?:
Days On Market: **7** Bedrooms: **2**
Sold Date: **4/15/2024** Bathrooms: **2**
Meas. Type: Full Baths: **2**
Frontage(feet): Half Baths: **0**
Frontage(metres): Flood Plain:
Depth / Size (ft.): P.I.D.: **007-442-459**
Sq. Footage: **0.00**
View: ;
Complex / Subdiv: **Twelve Thirty Haro**
Services Connctd: **Natural Gas, Sanitary Sewer, Storm Sewer, Water**

Original Price: **\$1,299,000**
Approx. Year Built: **1987**
Age: **37**
Zoning: **RM-5B**
Gross Taxes: **\$2,747.34**
For Tax Year: **2023**
Tax Inc. Utilities?:
Tour: **Virtual Tour URL**

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

Style of Home: **2 Storey**
Construction: **Frame - Wood**
Exterior: **Brick, Stucco**
Foundation: **Concrete Perimeter**

Renovations: **Completely**
of Fireplaces: **1** R.I. Fireplaces:
Fireplace Fuel: **Gas - Natural**
Fuel/Heating: **Baseboard, Electric**
Outdoor Area: **Balcny(s) Patio(s) Dck(s)**
Type of Roof: **Asphalt**

Reno. Year: **2019**
Rain Screen: **Partial**
Metered Water:
R.I. Plumbing:

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**
Fixtures Leased: **No : N/A**
Fixtures Rmvd: **No : N/A**
Floor Finish: **Hardwood, Tile, Carpet**

Legal: **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**

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

Site Influences: **Central Location, Lane Access, Recreation Nearby, Shopping Nearby, Treed**
Features: **ClthWsh/Dryr/Frdg/Stve/DW, Drapes/Window Coverings, Fireplace Insert, Microwave, Oven - Built In**

Finished Floor (Main): **751**
Finished Floor (Above): **406**
Finished Floor (AbvMain2): **0**
Finished Floor (Below): **0**
Finished Floor (Basement): **0**
Finished Floor (Total): **1,157 sq. ft.**
Unfinished Floor: **0**
Grand Total: **1,157 sq. ft.**

Units in Development: **66** Tot Units in Strata: **66** Locker: **Yes**
Exposure: **North** Storeys in Building: **4**
Mgmt. Co's Name: **C & C Property Group Ltd.** Mgmt. Co's #: **604-987-9040**
Maint Fee: **\$697.00** Council/Park Apprv?:
Maint Fee Includes: **Caretaker, Garbage Pickup, Gardening, Gas, Hot Water, Management, Sewer, Snow removal**

Suite:
Basement: **None**
Crawl/Bsmt. Ht: # of Levels: **2**
of Kitchens: **1** # of Rooms: **9**

Bylaws Restrictions: **Pets Allowed w/Rest.**
Restricted Age: # of Pets: **2** Cats: **Yes** Dogs: **Yes**
or % of Rentals Allowed: **100%**
Short Term (<1yr)Rnt/Lse Alwd?: **Yes**
Short Term Lse-Details: **No airbnb**

Floor	Type	Dimensions	Floor	Type	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**

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!