



Presented by:  
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**Active**  
**R2354575**

Board: V  
Apartment/Condo

**205 1466 PEMBERTON AVENUE**

Squamish  
Downtown SQ  
V8B 0K1

Residential Attached

**\$499,900** (LP)   
(SP)



Sold Date:	Frontage (feet):	Original Price: <b>\$499,900</b>
Meas. Type:	Frontage (metres):	Approx. Year Built: <b>1997</b>
Depth / Size (ft.):	Bedrooms: <b>2</b>	Age: <b>22</b>
Lot Area (sq.ft.): <b>0.00</b>	Bathrooms: <b>2</b>	Zoning: <b>RM3</b>
Flood Plain:	Full Baths: <b>2</b>	Gross Taxes: <b>\$1,777.84</b>
Council Apprv?:	Half Baths: <b>0</b>	For Tax Year: <b>2018</b>
Exposure:	Maint. Fee: <b>\$307.37</b>	Tax Inc. Utilities?:
If new, GST/HST inc?:		P.I.D.: <b>023-886-731</b>
Mgmt. Co's Name: <b>Dynamic Property Manager</b>		Tour:
Mgmt. Co's Phone: <b>604-815-4654</b>		
View: <b>Yes: GORGEOUS MARINA &amp; MOUNTAIN</b>		
Complex / Subdiv: <b>MARINA ESTATES</b>		
Services Connected: <b>Electricity, Natural Gas, Water</b>		
Sewer Type:		

Style of Home: <b>Inside Unit</b>	Total Parking: <b>1</b>	Covered Parking: <b>1</b>	Parking Access: <b>Side</b>
Construction: <b>Frame - Wood</b>	Parking: <b>Add. Parking Avail., Garage Underbuilding, Visitor Parking</b>		
Exterior: <b>Mixed</b>			Locker: <b>Y</b>
Foundation: <b>Concrete Perimeter</b>	Reno. Year:	Dist. to Public Transit: <b>CLOSE</b>	Dist. to School Bus:
Rain Screen:	R.I. Plumbing:	Units in Development: <b>90</b>	Total Units in Strata: <b>90</b>
Renovations:		Title to Land: <b>Freehold Strata</b>	
Water Supply: <b>City/Municipal</b>	Metered Water:	Property Disc.: <b>Yes</b>	
Fireplace Fuel: <b>Gas - Natural</b>	R.I. Fireplaces:	Fixtures Leased: <b>No</b>	
Fuel/Heating: <b>Electric, Natural Gas</b>	# of Fireplaces: <b>1</b>	Fixtures Rmvd: <b>No</b>	
Outdoor Area: <b>Balcony(s)</b>		Floor Finish: <b>Laminate, Tile</b>	
Type of Roof: <b>Other</b>			

Maint Fee Inc: **Garbage Pickup, Gas, Management**  
Legal: **STRATA LOT 78, PLAN LMS2599, DISTRICT LOT 486, GROUP 1, NEW WESTMINSTER LAND DISTRICT, 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**  
Amenities: **Bike Room, Elevator, In Suite Laundry**

Site Influences: **Central Location, Marina Nearby, Recreation Nearby, Shopping Nearby, Ski Hill Nearby**  
Features: **ClthWsh/Dryr/Frdg/Stve/DW**

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Bedroom	10'9 x 8'2			x			x
Main	Master Bedroom	16'8 x 11'11			x			x
Main	Kitchen	12'5 x 9'			x			x
Main	Living Room	12' x 12'10			x			x
Main	Dining Room	7'9 x 12'			x			x
		x			x			x
		x			x			x
		x			x			x
		x			x			x
		x			x			x

Finished Floor (Main): <b>975</b>	# of Rooms: <b>5</b>	# of Kitchens: <b>1</b>	# of Levels: <b>1</b>	Bath	Floor	# of Pieces	Ensuite?	Outbuildings
Finished Floor (Above): <b>0</b>	Crawl/Bsmt. Height:			1	Main	3	No	Barn:
Finished Floor (Below): <b>0</b>	Restricted Age:			2	Main	4	Yes	Workshop/Shed:
Finished Floor (Basement): <b>0</b>	# of Pets:	Cats:	Dogs:	3				Pool:
Finished Floor (Total): <b>975 sq. ft.</b>	# or % of Rentals Allowed:			4				Garage Sz:
	Bylaws: <b>Pets Allowed w/Rest., Rentals Allowed</b>			5				Grg Dr Ht:
Unfinished Floor: <b>0</b>				6				
Grand Total: <b>975 sq. ft.</b>	Basement: <b>None</b>			7				
				8				

Listing Broker(s): **VPG Realty Inc.**

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**Breathtaking views and extensive renovations make this move-in ready 2 bed 2 bath home at Marina Estates a must see! Pride of ownership is evident through the pristine condition & many tasteful updates including: stainless steel appliances, newer washer/dryer, newer hot water tank, updated laminate flooring & designer paint. Master bedroom is a true oasis with room for a king sized bed & side tables, large walk-through closets & a private ensuite bathroom. Views of the Chief from every room & a sunny Eastern exposure make waking up here a treat. Second bedroom offers generous space for a queen sized bed and a small desk. Other notable features include a cozy gas fireplace with custom surround, generous outdoor space, eating area in kitchen & 1 parking & 1 oversized secure locker.**