



MELISSA WU
& ASSOCIATES
PERSONAL REAL ESTATE CORPORATION
胡錦濃地產

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604.783.8272
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Active
R2359699
Board: V
House/Single Family

2737 E 8TH AVENUE
Vancouver East
Renfrew VE
V5M 1W7

Residential Detached
\$2,388,000 (LP) (SP) M

Sold Date: Frontage (feet): **33.00** Original Price: **\$2,388,000**
Meas. Type: **Feet** Bedrooms: **7** Approx. Year Built: **2019**
Depth / Size: **122** Bathrooms: **6** Age: **0**
Lot Area (sq.ft.): **4,026.00** Full Baths: **6** Zoning: **RS-1**
Flood Plain: **Yes** Half Baths: **0** Gross Taxes: **\$4,438.98**
Rear Yard Exp: For Tax Year: **2018**
Council Apprv?: Tax Inc. Utilities?: **No**
If new, GST/HST inc?: P.I.D.: **014-665-115**
Tour: **Virtual Tour URL**

View: **Yes: City**
Complex / Subdiv:
Services Connected: **Community, Electricity, Natural Gas, Sanitary Sewer, Water**
Sewer Type: **Community**

Style of Home: **3 Storey**
Construction: **Frame - Wood**
Exterior: **Stucco**
Foundation: **Concrete Perimeter**
Rain Screen: **Full**
Renovations: **Full**
of Fireplaces: **2**
Fireplace Fuel: **Electric, Natural Gas**
Water Supply: **City/Municipal**
Fuel/Heating: **Natural Gas, Radiant**
Outdoor Area: **Balcny(s) Patio(s) Dck(s)**
Type of Roof: **Metal**

Reno. Year: **R.I. Plumbing:**
R.I. Fireplaces:
Metered Water:

Total Parking: **2** Covered Parking: **Garage, Single, Open** Parking Access: **Rear**
Dist. to Public Transit: **Freehold NonStrata** Dist. to School Bus:
Title to Land: **Freehold NonStrata**
Property Disc.: **Yes**
PAD Rental:
Fixtures Leased: **No**
Fixtures Rmvd: **No**
Floor Finish: **Hardwood, Mixed, Tile**

Legal: **LOT 27, BLOCK 15, PLAN VAP1314, PART N1/2, DISTRICT LOT THSL, SECTION 35, NEW WESTMINSTER LAND DISTRICT**

Amenities: **Air Cond./Central, In Suite Laundry**

Site Influences: **Shopping Nearby**
Features: **CltHwsh/Dryr/Frdg/Stve/DW**

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Living Room	12'5 x 10'10	Above	Bedroom	12'11 x 9'			x
Main	Dining Room	12'5 x 8'	Bsmt	Recreation	10'5 x 12'			x
Main	Kitchen	10'8 x 14'4	Bsmt	Living Room	10'10 x 13'4			x
Main	Family Room	12'5 x 14'2	Bsmt	Bedroom	10'5 x 8'11			x
Main	Wok Kitchen	9'11 x 5'2	Bsmt	Bedroom	7'3 x 8'8			x
Main	Foyer	7' x 5'	Bsmt	Bedroom	10'10 x 8'3			x
Above	Master Bedroom	12'6 x 14'9						x
Above	Walk-In Closet	10' x 6'8						x
Above	Bedroom	10'3 x 6'8						x
Above	Bedroom	9' x 10'						x

Finished Floor (Main):	913	# of Rooms:16	Bath	Floor	# of Pieces	Ensuite?	Outbuildings
Finished Floor (Above):	892	# of Kitchens: 2	1	Main	4	No	Barn:
Finished Floor (Below):	811	# of Levels: 3	2	Above	5	Yes	Workshop/Shed:
Finished Floor (Basement):	1,004	Suite: Legal Suite	3	Above	4	Yes	Pool:
Finished Floor (Total):	3,620 sq. ft.	Crawl/Bsmt. Height:	4	Above	4	No	Garage Sz:
Unfinished Floor:	0	Beds in Basement: 3	5	Bsmt	4	No	Grg Dr Ht:
Grand Total:	3,620 sq. ft.	Basement: Full	6	Bsmt	4	No	
		Beds not in Basement: 4	7				
			8				

Listing Broker(s): **Maxcel Westcoast Realty Ltd.**

#Hot #View #1 #2 #3 at 2737 E. 8th Ave. Brand NEW 3 LEVEL +LANEWAY! #Style & #quality & ready to move in. Top floor luxury master en-suite with built-in dressing table & cabinets & 2 other en-suites; front bedroom has balcony & amazing city VIEW!!! Main floor: OPEN living room, dining room, family room, gourmet kitchen +a wok / hot kitchen & large covered deck / patio & Basement has a legal suite and a potential for another suite. Plus laneway & garage! All combined be your principle residence & other units as #Airbnb revenue machine. Many features include: central A/C, S/S appliances / blinds, fully fenced landscaped! School Catchment: Chief Maquinna Elementary & Vancouver Technical Secondary.

NEW 3 LEVEL+ LANEWAY BRAND NEW HOME IS READY TO MOVE IN.



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7 BEDS | 6 BATHS | 3,620 sq ft |
ACTIVE 2737 E 8TH AVENUE
VANCOUVER, V5M 1W7
LISTING \$2,388,000

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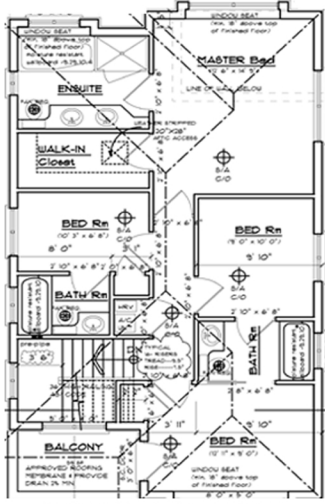
Featured property

2737 E 8TH AVENUE, VANCOUVER EAST, V5M 1W7

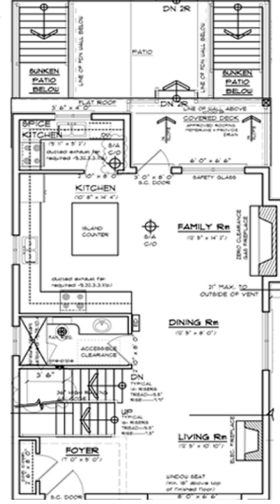


Featured property

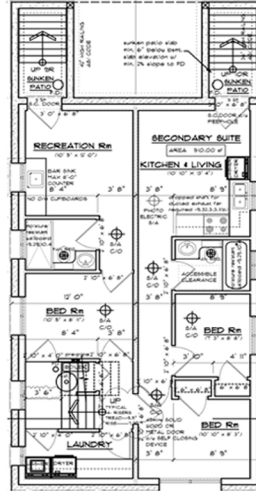
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SECOND FLOOR PLAN



MAIN FLOOR PLAN



BASEMENT FLOOR PLAN

