

1980 E. Kent Avenue South - Additional Features

STRATA INFORMATION

- Strata of the Year Award (2016)
- Depreciation Report (2015)
- Roof 30 Yr. Asphalt Shingles (2013) - 10 Year RCABC Warranty
- Boiler (2017)
- Repiped (2013) - 25 Yr. Warranty
- Individual Suite Water Shut-Off
- Underground Visitors Parking
- Car Wash Bay
- Rainscreened (2002)
- Clubhouse / Hot Tub / Exercise Center
- 14 Minutes to YVR Airport
- 7 Minutes to Canada Line & Marine Gateway
- Minutes to Champlain Mall
- 2 Parking Assigned

KITCHEN FEATURES

- Soft close cabinets
- Lazy Susan
- Quartz Counters
- Over-height upper cabinets for maximum storage
- Directional LED Ceiling Lights
- High Efficiency Exhaust Fan
- LED under cabinet lighting
- New Stainless Steel Dishwasher (10 yr. warranty)
- New Stainless Steel Fridge (10 yr. warranty)
- Stainless Steel Microwave
- Ceramic Convection Oven - Stainless Steel
- Mixed Glass Backsplash
- Lower cabinet access from office
- High Tech Touch Faucet
- Undermount sink
- Hidden pantry with soft close doors
- Built-in bar/cabinet with LED lighting

FEATURES & IMPROVEMENTS

- All electrical upgrades with permit
- High efficiency baseboard heaters throughout
- 15 LED ceiling light zones
- CAT5 wiring
- Child-proof electrical outlets
- Hard wired motion detectors
- 2 Zone ceiling speakers - main floor
- Tray ceilings
- Glass Panel Stair partitions
- Glass pocket doors
- Rounded drywall corners
- Polished concrete floors - 2nd level
- Solid hardwood - 3rd floor
- 2nd/3rd Floor Cross membered & insulated
- Roxul Soundproofing (west side)
- High efficiency Gas fireplace
- Built-in TV Cabinet
- Built-in vacuum
- French doors to balcony
- Balcony Deck Tiles & Storage Shed
- 2-1/2" horizontal faux wood blinds throughout
- Ceiling fans with remote controls
- Double insulation in attic with pull down ladder
- Library Loft in Entrance
- Vaulted Plant Shelf in Entrance
- Frameless Glass showers in Ensuite and Guest Bath
- Built-in Mirrored Medicine Cabinet in Ensuite and Guest Bathroom
- Pfister Kamato toilets in all 3 bathrooms
- High efficiency exhaust fans in all 3 bathrooms
- Full size walk-in closet in Guest Bedroom
- Glass Closet Doors
- Closet lighting throughout
- Dormer access storage
- Full Size Stacking Front Load Washer & Dryer (new)
- Built-in Library/Nook on 3rd level
- Glass partition around 3rd level stairwell