

Presented by:  
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Burnaby North, Brentwood Park Residential Attached  
**# 1001 4888 BRENTWOOD DR, V5C 0C6** MLS# V896919 **Active**



List Price: \$339,900 Previous Price:

Subdiv/Complex: FITZGERALD

Frontage:	Approx Yr Blt: 2008	PID:	027-708-683
Depth/Size:		Type:	Apartment/Condo
Lot SqFt: 0	Age at List Date: 3	Zoning:	SLRC
Exposure:	Bedrooms: 1	Taxes:	\$1,996 (2010)
Stories in Bldg:	Bathrooms: 1	If New GST/HST Incl:	
Flood Plain:	Full Baths: 1	Tax Incl Utilities:	No
Meas. Type:	Half Baths: 0	Apprvl Reqd:	
Fixtures Lsd: N			
Fixt Removed: N			
View: Y - SOUTH			

Style of Home: 1 Storey	Total Parking: 1	Covered Parking: 1
Construction: Concrete	Parking Access: Side	
Foundation: Concrete Perimeter	Parking Facilities: Garage Underbuilding, Visitor Parking	
Exterior: Concrete, Brick		
Rain Screen:	R/I Plumbing:	
Type of Roof: Tar & Gravel	Dist to Public Trans: NEAR	Dist to School/Bus: NEAR
Renovations:	Units in Development:	Total Units in Strata:
Flooring: Laminate, Mixed	Locker: Yes	
Water Supply: City/Municipal	Possession:	
Heat/Fuel: Baseboard, Electric	Title to Land: Freehold Strata	
No. of Fireplaces: 1	Seller's Interest: Registered Owner	
Fireplace Fuel: Electric	Mortgage Info: \$0	
Outdoor Area: Balcony(s)		
Mngmt Co: CROSBY MGMT	Property Disclosure: Y	
Mngmt Ph: 604-683-8900	Bylaw Restrictions: Pets Allowed w/Rest., Rentals Allowed w/Restrictions	
Maint Fee: \$216.38		

Maint Charge Incl: Management

Legal: SPL BCS2711 LT 228 DL 124 LD 36  
 Amenities: Bike Room, Exercise Centre, In Suite Laundry, Swirlpool/Hot Tub  
 Features Incl: Clothes Washer/Dryer/Fridge/Stove/DW, Drapes/Window Coverings, Fireplace Insert, Garage Door Opener, Security - RI, Smoke Alarm, Sprinkler - Fire  
 Site Influences: Central Location, Gated Complex, Private Setting, Shopping Nearby

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main F.	Living Room	11' X 10'						
Main F.	Kitchen	7'8 X 8'5						
Main F.	Master Bedroom	11' X 10'8						
Main F.	Den	8' X 5'2						
Main F.	Dining	10'8 X 10'8						

<b>Floor Area (SqFt):</b>	Total # Rooms: 5	<u>Bathrooms</u>
Finished Floor Area Main: 700	Finished Levels: 1	1 4 Piece; Ensuite: N; Level: Main F.
Finished Floor Area Up: 0	Basement Area: None	2
Finished Floor Area Down: 0		3
Finished Floor Area Bsmt: 0	Bsmt Height:	4
Total Finished Floor Area: 700	Restricted Age:	5
	# Pets / Cats; Dogs:	6
Unfinished Floor Area: 0	# or % Rentals:	7
Grand Total Floor Area: 700		8

Listing Broker(s): (1) One Percent Realty Ltd.

Lifestyle living at The Fitzgerald at Brentwood Gate. Quality concrete highrise developed by Ledingham McAllister. 1 bedroom and den/ 1 bathroom with lovely southern views. In as new condition with new paint and all new flooring. Granite counters and stainless steel appliances make for a modern Yaletown vibe. Gas fireplace and nice sized patio for relaxing. Excellent building amenities with gym, hot tub and lounge. Fantastic central location close to shopping, skytrain and amenities. 1 pkg and 1 storage. Buyer to verify all info.