

Alexandra Park, built in 1978, only 25 boutique units.

1601 - 1236 Bidwell Street

Overview

- 1859 total sf including enclosed patio space loft
- 2 bedrooms
- 2 full bathrooms + 1 half bath
- 2 large parking spots
- 1 large storage locker
- Garbage shoot
- Only 3 penthouse units
- Over \$1,000,000 in envelope work done in the last 5 years with notice of completion.

Living Room and Stairwell

- Feature wall Venetian plastered
- 16 foot ceilings with Skylights
- Porcelain radiant heated flooring
- Enclosed patio space with eclipse sliding doors featuring English Bay
- Custom mill work cabinets made by a well known craftsmen from Squamish
- Custom cast iron staircase and railings
- Custom concrete fireplace featuring a Suquette fireplace
- Full Laundry room

Kitchen

- Sub zero fridge,
- Dacor stove top & oven
- Meile dishwasher
- Custom cherry cabinets

Master bedroom

- Water views
- Porto Italian cabinet closet system from Living Space
- Spa bathroom with complete marble finish including:
 - double vanity
 - spa steam shower with overtop rain shower head
 - extra large tub with city views

Office

- Consultation space with strata approved 6 foot clear window displaying beautiful city views (at owners expense).

Rooftop Deck

- Custom designed 800+ sf deck with special resolution passing it as Limited Common Property.
- Owners expense in engineering and concrete design of all deck space, planters and potting. Roughly \$600k.
- Custom planters and foliage, garden oasis with coy pond, custom sprinklers & lighting & gas installed



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