



# DEREK KAI & SUSAN CHOW

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REALTY



## < ZYDECO - ARBUTUS WALK - \$429,900 #201 - 2768 Cranberry Drive, Vancouver



1 Block



Arbutus



West Broadway



Connaught

### INFORMATION YOU *want* TO KNOW:

<b>Strata Fees:</b>	\$206.87
<b>Taxes:</b>	\$1,517 (2011)
<b>Interior Floor Area:</b>	620 Square Feet
<b>Bedrooms:</b>	1
<b>Bathrooms:</b>	1
<b>Outdoor Spaces:</b>	Balcony
<b>Parking:</b>	1 Parking Stalls (#55)
<b>Storage:</b>	1 Storage Locker (#10)
<b>Year Built:</b>	2001



### ROOM DIMENSIONS:

<b>Living Room</b>	11'1 x 10'10
<b>Kitchen</b>	8'10 x 7'8
<b>Dining Room</b>	10'4 x 9'3
<b>Master Bedroom</b>	12'3 x 9'4
<b>Balcony</b>	7'8 x 7'10



Welcome to the highly sought after & stylish Zydeco at Arbutus Walk. Built by Award Winning developer Concert Properties, your well laid out 1 bedroom faces West - the desirable QUIET SIDE of the building overlooking the tree lined streets. Open concept kitchen offers Whirlpool appliances package with breakfast bar, hardwood flooring in the living areas, cozy gas fireplace & an oversized patio perfect for BBQ's and entertaining. Plenty of closet space in the bedroom with a full Walk in Closet. Location can't be beat: Steps to shopping, parks, recreation and transit. 1 Parking stall & locker included with plenty of visitor parking.



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