

FOR SALE & for living

ACQUA
#813 - 5811 No. 3 Road
Richmond



#813 - 5811 No. 3 Road, Richmond

Welcome to ACQUA by Bosa Properties! This BRIGHT 1 bedroom unit is perfect for investors and/or first time home buyers! Features include stainless steel appliances with gas cooktop, granite countertops & insuite laundry. Faces the quiet side away from the Skytrain overlooking the garden. Fantastic floor plan with large living area, double entrance to bathroom, laundry room, balcony, upgraded flooring and paint. Amenities include 24-hour concierge, visitor parking, lounge, outdoor pool, steam room and a fully equipped exercise centre. 1 parking + 1 storage included. Excellent location just steps from the Skytrain, PriceSmart, Lansdowne Mall, Richmond Centre & your choice of AMAZING restaurants!

INFORMATION YOU NEED TO KNOW:

PRICE	\$389,900
ADDRESS	#813 - 5811 No. 3 Road, Richmond
AREA	Brighthouse
TYPE	1 Bedroom + 1 Bathroom + Laundry Room + Balcony
BATHS	1
SQ FT	674
STRATA FEES	\$250.22
PARKING	1 - #214
STORAGE	Locker #158
YEAR BUILT	2007
VIEW	West
PETS	Yes - 1 Dog or 2 Cats
RENTALS	Yes

INFORMATION YOU *want* TO KNOW:



Transit

0.2 km



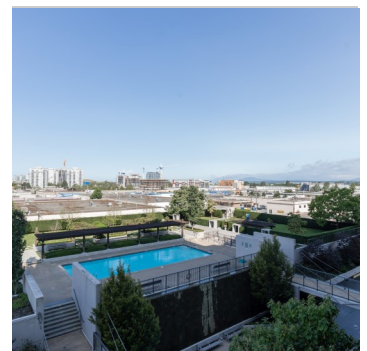
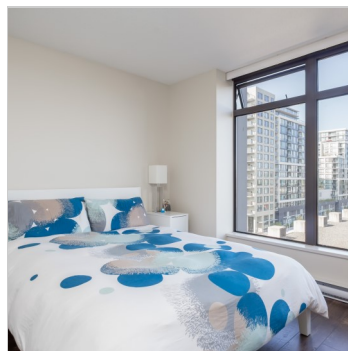
Nearest Park
Minoru Park Lakes



Schools nearby:
Brighthouse Elementary



Coffee shops within 1 km:
20+



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Active **813 5811 NO 3 ROAD** Residential Attached
R2096738 Richmond Brighthouse **\$389,900 (LP)**
 Board: V V6X 4L7 (SP)



Sold Date: Frontage (feet): Original Price: **\$389,900**
 Meas. Type: Frontage (metres): Approx. Year Built: **2007**
 Depth / Size (ft.): Bedrooms: **1** Age: **9**
 Lot Area (sq.ft.): **0.00** Bathrooms: **1** Zoning: **CDT1**
 Flood Plain: Full Baths: **1** Gross Taxes: **\$1,348.55**
 Approval Req?: Half Baths: **0** For Tax Year: **2015**
 Exposure: **West** Maint. Fee: **\$250.22** Tax Inc. Utilities?: **No**
 If new, GST/HST inc?: P.I.D.: **027-009-866**
 Mgmt. Co's Name: **FIRST SERVICE** Tour:
 Mgmt. Co's Phone: **604-683-8900**
 View: **Yes: COURTYARD GARDEN VIEWS**
 Complex / Subdiv: **ACQUA**
 Services Connected: **Electricity, Sanitary Sewer, Water**

Style of Home: Inside Unit	Total Parking: 1	Covered Parking: 1	Parking Access: Lane
Construction: Concrete	Parking: Garage Underbuilding		Locker: Y
Exterior: Brick, Concrete, Glass	Reno. Year: 2015	Dist. to Public Transit: CLOSE	Dist. to School Bus: CLOSE
Foundation: Concrete Perimeter	R.I. Plumbing:	Units in Development:	Total Units in Strata: 183
Rain Screen:	R.I. Fireplaces:	Title to Land: Freehold Strata	
Renovations: Partly	# of Fireplaces: 0	Seller's Interest: Registered Owner	
Water Supply: City/Municipal		Property Disc.: Yes	
Fireplace Fuel:		Fixtures Leased: No	
Fuel/Heating: Baseboard, Electric		Fixtures Rmvd: No	
Outdoor Area: Balcony(s)		Floor Finish: Laminate, Mixed	
Type of Roof: Other			

Maint Fee Inc: **Caretaker, Garbage Pickup, Gardening, Gas, Hot Water, Management, Recreation Facility**
 Legal: **PL BCS2252 LT 74 BLK 4N LD 36 SEC 5 RNG 6W**

Amenities: **Elevator, Exercise Centre, Garden, In Suite Laundry, Pool; Outdoor, Storage**

Site Influences: **Central Location, Recreation Nearby, Shopping Nearby**
 Features: **ClthWsh/Dryr/Frdg/Stve/DW, Drapes/Window Coverings, Microwave, Smoke Alarm, Sprinkler - Fire**

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Kitchen	10'4 x 8'8			x			x
Main	Living Room	14'1 x 12'9			x			x
Main	Bedroom	9'7 x 9'9			x			x
Main	Laundry	5'3 x 5'			x			x
Main	Patio	3'8 x 10'			x			x
					x			x
					x			x
					x			x
					x			x
					x			x

Finished Floor (Main): 674	# of Rooms: 5	# of Kitchens: 1	# of Levels: 1	Bath	Floor	# of Pieces	Ensuite?	Outbuildings
Finished Floor (Above): 0	Crawl/Bsmt. Height:			1	Main	4	Yes	Barn:
Finished Floor (Below): 0	Restricted Age:			2				Workshop/Shed:
Finished Floor (Basement): 0	# of Pets:	Cats: Y	Dogs: Y	3				Pool:
Finished Floor (Total): 674 sq. ft.	# or % of Rentals Allowed:			4				Garage Sz:
	Bylaw Restrict: Pets Allowed, Rentals Allowed			5				Door Height:
Unfinished Floor: 0				6				
Grand Total: 674 sq. ft.	Basement: None			7				
				8				

Listing Broker(s): **Rennie & Associates Realty** **Rennie & Associates Realty**

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