

# FOR SALE & for living

MARQUIS MANOR  
#315—1950 W 8th Avenue  
Vancouver



## #315—1950 W 8th Avenue Vancouver

**TOP FLOOR** Bright Southeast facing renovated home in the heart of Kitsilano. This move in ready home offers spacious living room, separate dining room, bedroom large enough for king size bed & an oversized balcony perfect for soaking in the sun. Updates include flooring, kitchen, designer paint & window blinds. Well maintained building including newer boiler, upgraded elevator & repiped. Amazing location within walking distance to the beach & with Broadway just one block to the South, you have an abundance of shopping, dining & transit at your doorstep. Pet friendly building with no rental restrictions. One parking & storage locker included.

### INFORMATION YOU NEED TO KNOW:

PRICE	\$535,000
ADDRESS	#315—1950 W 8th Avenue, Vancouver
AREA	Kitsilano
TYPE	1 Bedroom
BATHS	1
SQ FT	714
STRATA FEES	\$229.14
PARKING	#41
STORAGE	#315
YEAR BUILT	1972 (Renovated in 2011)
VIEW	South East
PETS	Yes - 1 Pet (Cat or Dog)
RENTALS	Yes

### INFORMATION YOU *want* TO KNOW:



Transit

0.4 km



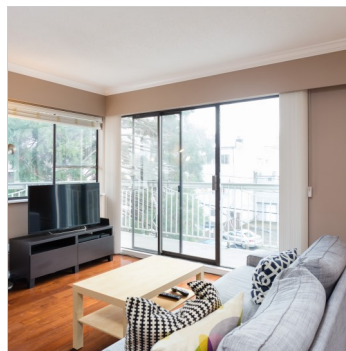
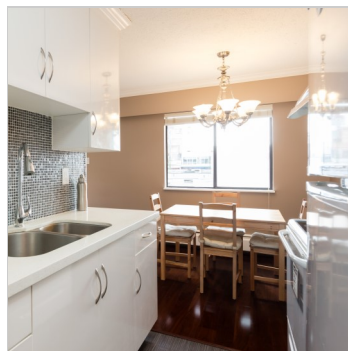
Nearest Park  
Delamont Park



Schools nearby:  
Henry Hudson  
Elementary



Coffee shops within 1 km:  
42



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**RENNIE**  
&  
ASSOCIATES  
REALTY

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