

FOR SALE & for living

CORTINA
#315 - 6888 Southpoint Drive,
Burnaby



#315 - 6888 Southpoint Drive, Burnaby

This is the one you've been waiting for - a quiet, spacious and open 2 BR HOME at The Cortina. This suite is perfectly designed for living and entertaining with luxurious dark laminate flooring throughout the living area and comfortable white berber carpet in the bedroom and den, fully equipped kitchen featuring stainless steel appliances (gas cooking!), upgraded insuite laundry, electric fireplace, AND 1.5 bathrooms for our guests' and your private use. Private balcony with a serene outlook over a tree-lined trail and partial mountain views. Location is key - close to Skytrain, shopping, schools, trails, parks and more! 1 parking & 1 storage included

INFORMATION YOU NEED TO KNOW:

PRICE	\$335,900
ADDRESS	#315 - 6888 Southpoint Drive, Burnaby
AREA	Burnaby South - Southslope
TYPE	2 Bedroom + Balcony
BATHS	2
SQ FT	738
STRATA FEES	\$205.83
PARKING	1
STORAGE	Yes
YEAR BUILT	2006
VIEW	East
PETS	Yes - 2
RENTALS	Yes

INFORMATION YOU *want* TO KNOW:



Transit

0.2 km



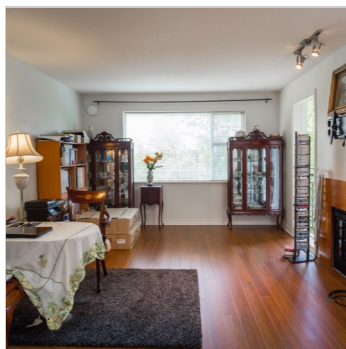
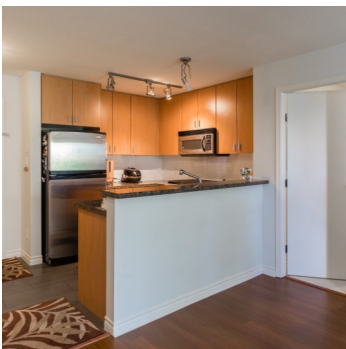
Nearest Park
Byrne Creek



Schools nearby:
Taylor Park Elementary



Coffee shops within 1 km:
5



DEREK KAI *PREC

604.868.1666 · dkai@rennie.com

Expertliving.ca

SUSAN CHOW *PREC

604.765.8269 · schow@rennie.com


Expertliving.ca

rennie.com

RENNIE
&
ASSOCIATES
REALTY

Presented by:
Susan Chow
 Rennie & Associates Realty
 Phone: 604.681.8898 Cell: 604.765.8269
 Email: schow@rennie.com

Burnaby South, South Slope Residential Attached
315 6888 SOUTHPOINT DR, V3N 5E3 **MLS# V1131146** **Active**

	List Price: \$335,900	Previous Price:	
	Subdiv/Complex: CORTINA Frontage: _____ Approx Yr Blt: 2006 PID: 026-767-287 Depth/Size: _____ Type: Apartment/Condo Lot SqFt: 0 Age at List Date: 9 Zoning: STRATA Exposure: E Bedrooms: 2 Taxes: \$2,078 (2014) Stories in Bldg: 4 Bathrooms: 2 GST/HST Incl?: _____ Flood Plain: _____ Full Baths: 1 Tax Incl Utilities: Yes Meas. Type: _____ Half Baths: 1 Apprvl Reqd: _____ Fixtures Lsd: N Fixt Removed: N View: Y - GREENBELT		

Style of Home: Inside Unit, Upper Unit Construction: Frame - Wood Foundation: Concrete Perimeter Exterior: Brick, Hardi Plank, Other Rain Screen: Full Type of Roof: Other Renovations: _____ Flooring: Laminate, Mixed, Tile Water Supply: City/Municipal Heat/Fuel: Baseboard, Electric No. of Fireplaces: 1 Fireplace Fuel: None Outdoor Area: Balcony(s) Mngmt Co: WYNFORD Mngmt Ph: 604-261-0285	R/I Plumbing: _____ Reno Year: _____ R/I Fireplaces: _____ Maint Fee: \$205.34	Total Parking: 1 Covered Parking: 1 Parking Access: Front Parking Facilities: Garage; Underground, Visitor Parking Dist to Public Trans: CLOSE Dist to School/Bus: CLOSE Units in Development: 73 Total Units in Strata: 73 Locker: Yes Possession: _____ Title to Land: Freehold Strata Seller's Interest: Registered Owner Mortgage Info: \$0 Property Disclosure: Y Bylaw Restrictions: Pets Allowed w/Rest., Rentals Allowed w/Restrictions
---	--	--

Maint Charge Incl: **Garbage Pickup, Gas, Heat, Hot Water, Management, Recreation Facility, Sewer**

Legal: **PL BCS1984 LT 57 DL 171 LD 36 GROUP 1, TOGETHER WITH AN INTEREST IN THE COMMONPROPERTY IN PROPOI**

Amenities: **Elevator, Garden, In Suite Laundry, Storage**

Features Incl: **Clothes Washer/Dryer/Fridge/Stove/DW, Disposal - Waste, Drapes/Window Coverings, Microwave, Sprinkler - Fire**

Site Influences: **Central Location, Recreation Nearby, Shopping Nearby**

<u>Floor</u>	<u>Type</u>	<u>Dimensions</u>	<u>Floor</u>	<u>Type</u>	<u>Dimensions</u>	<u>Floor</u>	<u>Type</u>	<u>Dimensions</u>
Main F.	Living Room	13'1 X 11'8						
Main F.	Kitchen	9' X 9'3						
Main F.	Dining	11'8 X 8'5						
Main F.	Master Bedroom	10'1 X 12'3						
Main F.	Bedroom	9' X 7'4						
Main F.	Pantry	9'9 X 6'10						

Floor Area (SqFt):	Total # Rooms: 6	Bathrooms:
Finished Floor Area Main: 738	Finished Levels: 1	1 4 Piece; Ensuite: Y; Level: Main F.
Finished Floor Area Up: 0	Basement Area: None	2 2 Piece; Ensuite: N; Level: Main F.
Finished Floor Area Down: 0		3
Finished Floor Area Bsmt: 0	Bsmt Height: _____	4
Total Finished Floor Area: 738	Restricted Age: _____	5
	# Pets / Cats; Dogs: 2 / Cats: Yes; Dogs: Yes	6
Unfinished Floor Area: 0	# or % Rentals: _____	7
Grand Total Floor Area: 738		8

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

This is the one you've been waiting for - a quiet, spacious and open 2 BR HOME at The Cortina. This suite is perfectly designed for living and entertaining with luxurious dark laminate flooring throughout the living area and comfortable white berber carpet in the bedroom and den, fully equipped kitchen featuring stainless steel appliances (gas cooking!), upgraded insuite laundry, electric fireplace, AND 1.5 bathrooms for our guests' and your private use. Private balcony with a serene outlook over a tree-lined trail and partial mountain views. Location is key - close to Skytrain, shopping, schools, trails, parks and more! 1 parking & 1 storage included.