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305 4298 HASTINGS STREET

Burnaby North
Willington Heights
MODENA

Residential Attached
Apartment/Condo



Sold Date: _____ Frontage (feet): _____ Original Price: _____
 Meas. Type: _____ Frontage (metres): _____ Approx. Year Built: **2017**
 Depth / Size (ft.): _____ Bedrooms: **1** Age: **0**
 Lot Area (sq.ft.): **0.00** Bathrooms: **1** Zoning: **CD**
 Flood Plain: _____ Full Baths: **1** Gross Taxes: _____
 Approval Req?: _____ Half Baths: **0** For Tax Year: _____
 Exposure: _____ Maint. Fee: **\$248.04** Tax Inc. Utilities?: **No**
 If new, GST/HST inc?: _____ Mgmt. Co's Name: _____ P.I.D.: **800-106-328**
 Mgmt. Co's Phone: _____ View: _____ Tour: _____
 Complex / Subdiv: **MODENA**
 Services Connected: **Community, Electricity, Natural Gas, Sanitary Sewer, Water**

Style of Home: **End Unit**
 Construction: **Frame - Wood**
 Exterior: **Mixed**
 Foundation: **Other**
 Rain Screen: _____
 Renovations: _____
 Water Supply: **City/Municipal**
 Fireplace Fuel: _____
 Fuel/Heating: **Heat Pump**
 Outdoor Area: **Balcony(s), Rooftop Deck**
 Type of Roof: **Other**

Total Parking: **1** Covered Parking: **1** Parking Access: **Lane, Rear**
 Parking: **Garage; Underground, Visitor Parking**
 Locker: **Y**
 Dist. to Public Transit: _____
 Units in Development: **28** Dist. to School Bus: _____
 Title to Land: **Freehold Strata** Total Units in Strata: **34**
 Seller's Interest: **Registered Owner**
 Property Disc.: **Yes**
 Fixtures Leased: _____
 Fixtures Rmvd: _____
 Floor Finish: **Mixed, Tile**

Maint Fee Inc: **Garbage Pickup, Gardening, Gas, Hot Water, Management, Sewer, Snow removal, Water**
 Legal: **PL EPP48822 LT 1 DL 121 LD 36 PID:029-735-777**

Amenities: **Bike Room, Elevator, In Suite Laundry, Storage**

Site Influences: **Central Location, Lane Access, Shopping Nearby**
 Features: **Air Conditioning, ClthWsh/Dryr/Frdg/Stve/DW, Disposal - Waste, Drapes/Window Coverings, Freezer, Garage Door Opener, Microwave,**

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Bedroom	10'8 x 9'			x			x
Main	Living Room	10'9 x 10'8			x			x
Main	Dining Room	9'6 x 10'8			x			x
					x			x
					x			x
					x			x
					x			x
					x			x
					x			x
					x			x

Finished Floor (Main): 665	# of Rooms: 3	# of Kitchens: 0	# of Levels: 1	Bath	Floor	# of Pieces	Ensuite?	Outbuildings
Finished Floor (Above): 0	Crawl/Bsmt. Height:			1	Main	3	Yes	Barn:
Finished Floor (Below): 0	Restricted Age:			2				Workshop/Shed:
Finished Floor (Basement): 0	# of Pets:	Cats:	Dogs:	3				Pool:
Finished Floor (Total): 665 sq. ft.	# or % of Rentals Allowed:			4				Garage Sz:
	Bylaw Restrict: Pets Allowed, Rentals Allowed			5				Door Height:
Unfinished Floor: 0				6				
Grand Total: 665 sq. ft.	Basement: None			7				
				8				

Listing Broker(s)

This spacious and private one bedroom is located on the south side of the building in the heart of Burnaby Heights, one of the city's most charming and vibrant neighbourhoods. A chef inspired kitchen with full size stainless steel appliances and timeless, elegant quartz countertops paired with large living and dining areas are ideal for entertaining and family gatherings. Complete with heating and air-conditioning for year round comfort and a fully covered patio for superb outdoor living. The development is also equipped with an outdoor kitchen, dining tables, lounge and outdoor BBQ. Just steps to all amenities, shopping and transit