

BUILDING BROCHURE

FAIRVIEW – 1177 8TH BUILDING

1177 WEST 8th Ave. · Vancouver, BC V6H 1C5 · Fairview



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1 FOR SALE
FROM \$739,000

Unit Mix

1 Bedroom

1 unit

707 – 707 sf

from \$739,000

For Sale in Fairview - 1177 8th Building & Complex

1 currently active

ASKING	BEDS / BATHS	SIZE	\$/SF	UNIT / ADDRESS
\$739,000	1 / 1	707 sf	\$1,045	1 1177 W 8TH AVENUE

Value & Financing

Price Positioning

\$1045 /sq ft

Active listings here average **\$1045/sf** vs **\$1157/sf** across Fairview.

10% below area average

Mortgage Snapshot

\$3,539 /mo

Entry price (from) **\$739,000**

20% down payment **\$147,800**

Rate / amortization **5.24% · 25 yr**

Estimate only — not a lending offer. Rate illustrative; confirm with your mortgage advisor.

YEAR BUILT 1996	LEVELS 2	SUITES 8	CONSTRUCTION Frame - Wood
EXTERIOR Stucco	TITLE TO LAND Freehold Strata	STRATA PLAN LMS2389	MANAGEMENT Confidential

Overview

Fairview at 1177 West 8th Avenue, Vancouver, BC V6H 1C5, Strata Plan Number LMS2389. Located in Fairview area of Vancouver West, near the crossroads of West 8th Avenue and Alder Street. Fairview offers 7 units over 2 levels and was built in 1996. Building features include garden, in-suite laundry and parking.

Fairview in the heart of Fairview with a great view. This is the ultimate Fairview Slope townhome with every detail thought through for the best in Westcoast living.

The superb central Vancouver location in the upper Fairview Slopes is conveniently close to everywhere you want to be. Major streets and bus routes are a mere stroll away. City Hall and Vancouver General Hospital are within easy walking distance. Business and cultural amenities of the Downtown core are only five minutes away. Major recreational areas of beaches, the stadium and major parks are close by. And excellent shopping is just around the corner!

Walking distance to Montessori Family School Society, College Of Speech & Hearing Health Professionals of BC, Vancouver Premier College Of Hotel Management and False Creek Elementary School.

Just minutes away from Choklit Park, Sutcliffe Park, Charleson Park, Granville Loop Park, Sutcliffe Park, Willow Park and Granville Loop Park.

Amenities & Features

- ✓ Garden
- ✓ In Suite Laundry

Maintenance Fees Include

- ✓ Garbage Pickup
- ✓ Gardening
- ✓ Gas
- ✓ Hot Water

Location



Neighbourhood & Walkability — Fairview

Fairview is a neighbourhood on the west side of the city of Vancouver, British Columbia, Canada. It runs from 16th Avenue in the south, to Burrard Street in the west, to Cambie Street in the east, and to False Creek in the north. Central Broadway is an important commercial and employment centre focused around Vancouver General Hospital and other health-related institutions, including the BC Cancer Agency, BC Cancer Research Centre, BC Healthy Living Alliance, and the BC Centr...



Les Twarog

RE/MAX Crest Realty · BC Condos & Homes Team

📞 604 671 7000 · ✉️ les@6717000.com · bccondos.net



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