

BUILDING BROCHURE

CENTRO - 138 6TH BUILDING

138 6th Ave. · Vancouver, BC V5Y 1K6 · Mount Pleasant







Unit Mix

1 Bedroom

2 units
1,092 – 1,139 sf
from \$875,000

2 Bedroom

1 unit
1,252 – 1,252 sf
from \$1,245,000

Recently Sold in this Building

SOLD PRICE	BEDS	SIZE	\$/SF	DATE
\$1,025,000	1 / 1ba	1139 sf	\$900	2024-10-29
\$1,245,000	2 / 2ba	1252 sf	\$994	2021-01-22
\$875,000	1 / 1ba	1092 sf	\$801	2020-10-20

YEAR BUILT 1997	LEVELS 4	SUITES 10	CONSTRUCTION Concrete
EXTERIOR Concrete	TITLE TO LAND Freehold Strata	STRATA PLAN LMS2305	MANAGEMENT Kyle Properties Ltd.

Overview

Centro at 138 West 6th Avenue, Vancouver, BC V5Y 1K3 - LMS2305. Located in the Mount Pleasant area of Vancouver West, near the crossroads of West 6th Avenue and Manitoba Street. Centro is a low-rise building that offers 10 units over 4 levels and was built in 1997. Features offered by this building include in-suite laundry, parking, elevator and storage.

Centro is situated in a prime area between Cambie and Main Street. Just moments from West Broadway, Olympic Village Skytrain Station, easy access to Downtown Vancouver via Cambie Street bridge, and a short drive to the Vancouver General Hospital. Popular restaurants nearby include La Fourchette Restaurant, Emelle's Catering, Toko Restaurant, Martini's Whole Wheat Pizza, Gigi's Pizza & Spaghetti House, Hennessey Dining Lounge, The Sin Bin Sports Grill, Clubhouse Sushi, Argo Cafe and Chronic Tacos. A short walk away from Pacific Audio Visual Institute, Canada West Mountain School, Gateway College, Advance Hospitality Education Centre,

Franklin English Language College and Vancouver Acting School. Close to Genesis Integration, SelfCare Home Health Products, Animal Care Clinic & Hospital, Forensic Psychiatric Services Commission, Cross Roads Naturopathic Clinic, False Creek Healthcare Centre and Vancouver Coastal Health.

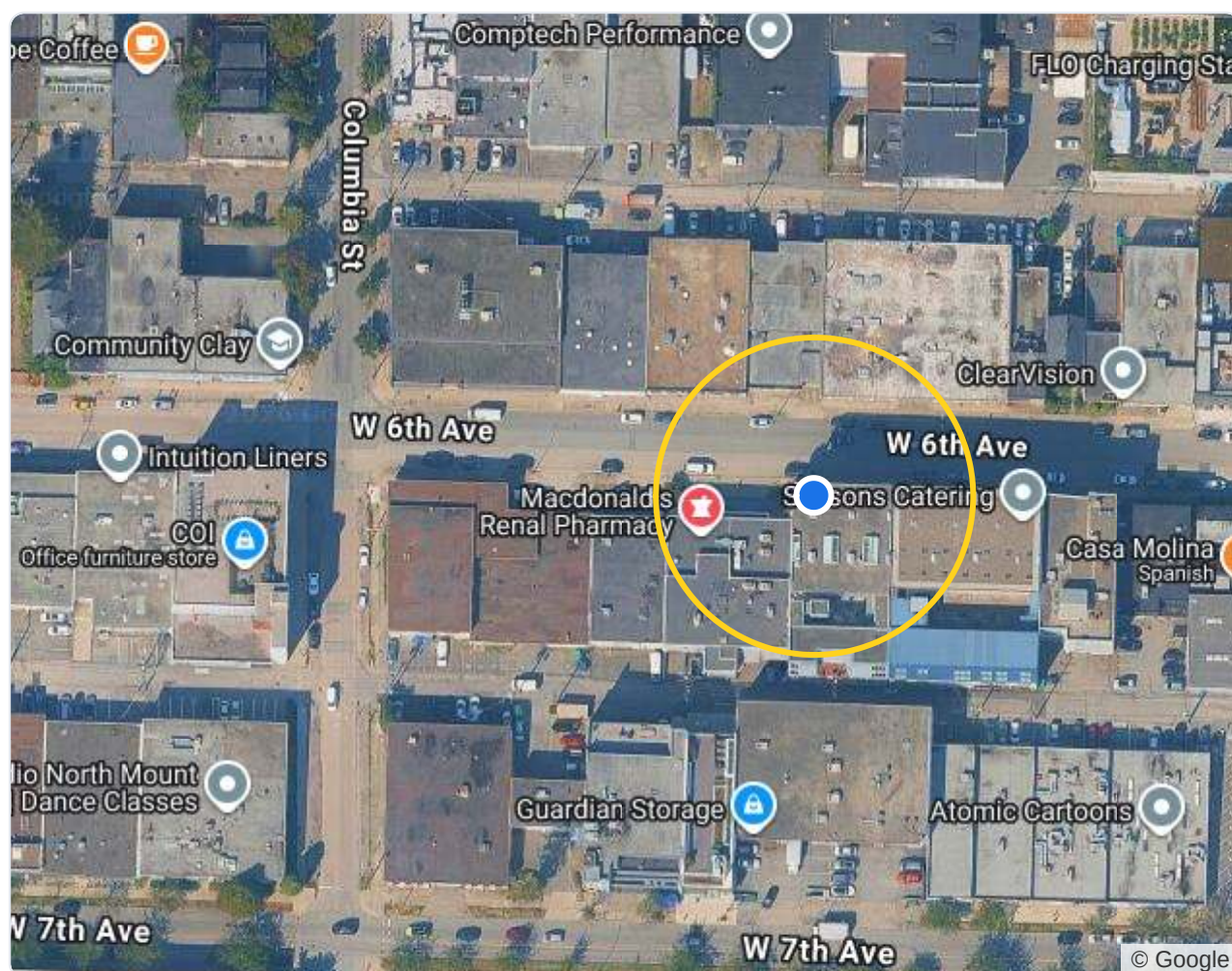
Amenities & Features

- ✓ Elevator
- ✓ In Suite Laundry
- ✓ Storage

Maintenance Fees Include

- ✓ Caretaker
- ✓ Garbage Pickup
- ✓ Hot Water
- ✓ Management

Location



Neighbourhood & Walkability — Mount Pleasant

Mount Pleasant is a vibrant and eclectic area known for its unusual stores, heritage buildings, artistic residents, and arts-focused festivals. The area is popular with first-time homebuyers, urban

professionals, and families. Mount Pleasant runs from False Creek southeast and up the slope toward the busy Mount Pleasant shopping district, where Broadway, Kingsway, and Main Street meet. (source: vancouver.ca) Mount Pleasant is known as one of the more up and coming neighbourhoods...

Full Walk Score® at [walkscore.com](https://www.walkscore.com).



Les Twarog

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