

BUILDING BROCHURE

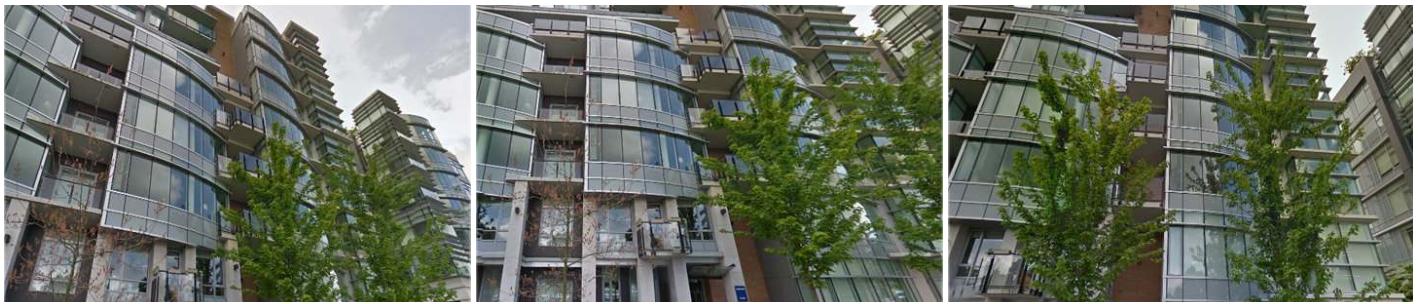
VILLAGE ON FALSE CREEK - 138 ATHLETES

138 Athletes Way · Vancouver, BC V5Y 1A6 · False Creek



Scan to view online





2 SOLD · 12 MO
\$1,625,000–\$2,580,000

12-MO SOLD TREND
45.5

Unit Mix

1 Bedroom

5 units
733 – 783 sf
from \$870,000

2 Bedroom

9 units
990 – 1,689 sf
from \$1,215,000

3 Bedroom

2 units
1,801 – 2,221 sf
from \$2,690,000

Recently Sold in this Building

SOLD PRICE	BEDS	SIZE	\$/SF	DATE
\$1,625,000	2 / 2ba	1342 sf	\$1,211	2026-05-19
\$2,580,000	2 / 2ba	1689 sf	\$1,528	2026-05-06
\$920,000	1 / 1ba	733 sf	\$1,255	2025-01-25
\$1,750,200	2 / 2ba	1328 sf	\$1,318	2024-07-18

YEAR BUILT 2009	LEVELS 15	SUITES 15	CONSTRUCTION Concrete
EXTERIOR Concrete	TITLE TO LAND Freehold	STRATA PLAN BCS3849	ARCHITECT Merrick Architecture

Overview

Village on False Creek - 138 Athletes - 138 Athletes Way, Vancouver, BC V5Y 1A6, Canada. Strata plan number BCS3849. Built in 2009, has 8 levels and 15 units. Crossroads are Manitoba Street and Columbia Street. Nearby parks include Habitat Island, Hinge Park and Creekside Park. Nearby schools include Dance4U Salsa, Swing and Fitness Classes in Vancouver at Creekside CC, Strictly English and Global Village English Centres. The closest grocery stores are Urban Fare,

Roundhouse Produce & Bakery Ltd and Hyrise Produce. Nearby coffee shops include JJ Bean Coffee Roasters, Blenz Coffee and Molly's Coffee Shop. Nearby restaurants include Terra Breads, Tap & Barrel and Aqua, sushi + juice bar.

Other buildings in complex are Village on False Creek - 128 Athletes - 128 Athletes AVE, Shoreline - Village on False Creek - 1625 MANITOBA STREET and Village on False Creek - 118 Athletes - 118 Athletes AVE. Developed by Millenium Development Corporation. Architecture by Merrick Architecture Ltd. Interior design by B+H CHIL Design.

AC/Cooling System Explanation at Olympic Village; "Capillary Tube Mat System" – it's new innovative radiant technology - it's a mesh Polypropylene plastic tube water system with pipes 1- Rennie Marketing Systems cm in diameter. The mesh system is imbedded into the ceiling, In the suite you can either turn the switch on to heat or cool - there are 3 zones or thermostats in each unit. There are no vents. The access panel is in the storage room of most suites. The system is very energy efficient and is managed by Interpro, monthly bills for a 1000 sf suite are \$75/mo, electricity is \$30/mo, and Strata fees are \$770/mo (Hot water and gas included) On each rooms thermostat there are indicators - when the red light is on - the system is working, when the green light is on, it's not working. The thermostats can either switch to "Heat or Cool"

Explanation on heating system

<https://www.dropbox.com/scl/fi/p4z2p7cwmvsqie729q1da/13-AcAndOlympicVillageHeatingSystem.pdf?rlkey=0tbt5600wsa75mnngk35fggcs&dl=0>

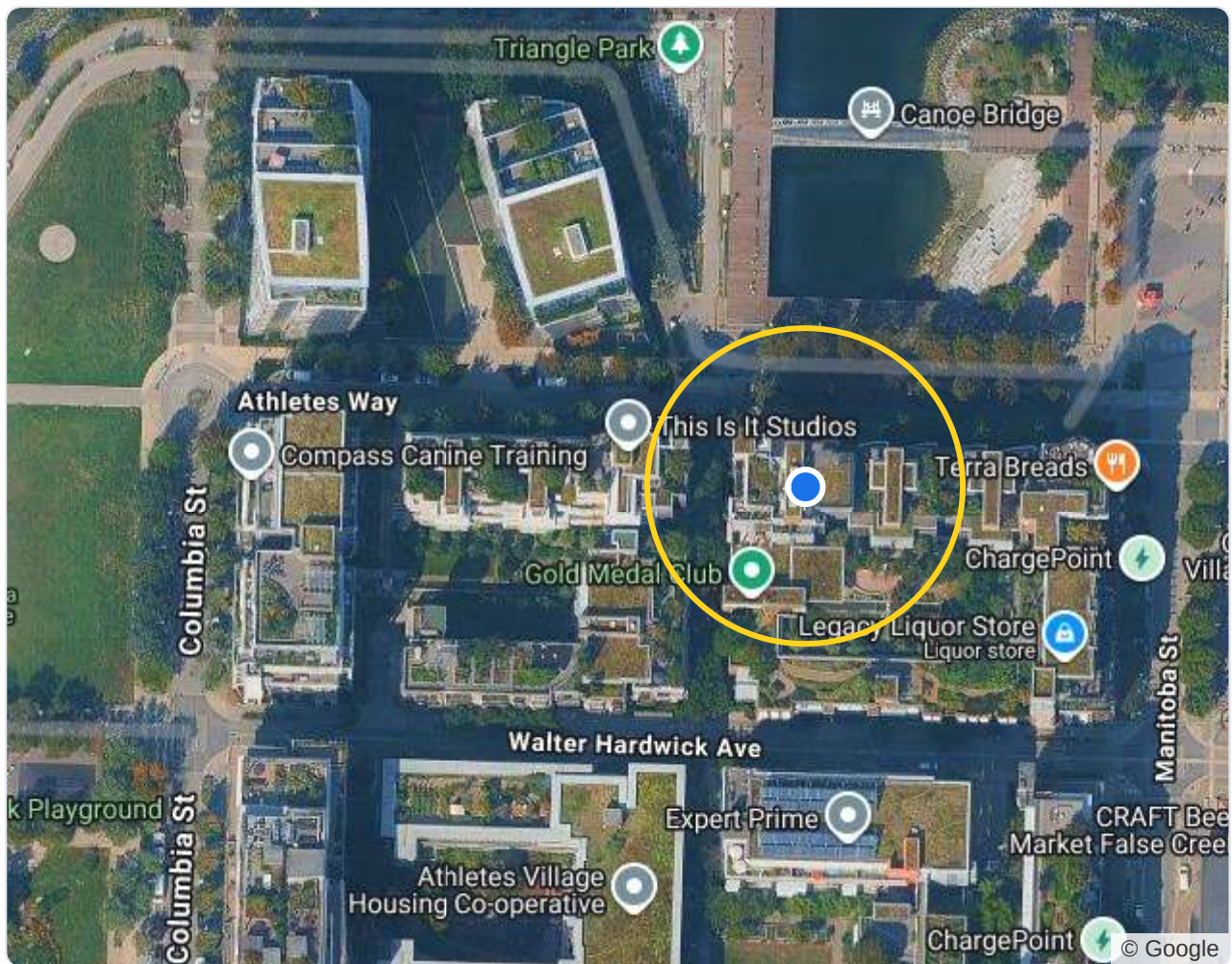
Amenities & Features

- | | |
|--------------------|---------------------|
| ✓ Bike Room | ✓ Club House |
| ✓ Elevator | ✓ Exercise Centre |
| ✓ In Suite Laundry | ✓ Swirlpool/hot Tub |

Maintenance Fees Include

- | | |
|----------------|------------------|
| ✓ Caretaker | ✓ Garbage Pickup |
| ✓ Gardening | ✓ Hot Water |
| ✓ Management | ✓ Other |
| ✓ Snow Removal | |

Location



Neighbourhood & Walkability — False Creek

The south shore of False Creek has had quite a diverse history of land uses since its founding. South False Creek went from being an industrial park, in the late 1800s and early 1900s, to being the populous residential area that it is today. The north shore of False Creek, on the downtown peninsula, has undergone multiple stages of development since its purchase by the province from the Canadian Pacific Railway in the early 1980s. Before the BC Cabinet bought the land of Nort...

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



Les Twarog

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