

BUILDING BROCHURE

THE ADMIRAL

1535 Nelson St. · Vancouver, BC V6G 1M2 · West End



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2 FOR SALE
FROM \$540,000

4 SOLD · 12 MO
\$658,800–\$1,000,000



Unit Mix

1 Bedroom 13 units 654 – 747 sf from \$540,000	2 Bedroom 4 units 1,013 – 1,025 sf from \$815,000	3 Bedroom 1 unit 1,300 – 1,300 sf from \$1,294,000
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For Sale in The Admiral & Complex

2 currently active

ASKING	BEDS / BATHS	SIZE	\$/SF	UNIT / ADDRESS
\$659,000	1 / 1	715 sf	\$922	309 1535 NELSON STREET
\$540,000	1 / 1	654 sf	\$826	108 1535 NELSON STREET

Recently Sold in this Building

SOLD PRICE	BEDS	SIZE	\$/SF	DATE
\$1,000,000	2 / 2ba	1025 sf	\$976	2026-05-18
\$950,000	2 / 2ba	1015 sf	\$936	2026-05-11
\$658,800	1 / 1ba	705 sf	\$934	2026-02-14
\$830,000	2 / 2ba	1018 sf	\$815	2026-01-24

Value & Financing

Price Positioning \$874 /sq ft Active listings here average \$874/sf vs \$1205/sf across West End. 27% below area average	Mortgage Snapshot \$2,586 /mo Entry price (from) \$540,000 20% down payment \$108,000 Rate / amortization 5.24% · 25 yr <i>Estimate only — not a lending offer. Rate illustrative; confirm with your mortgage advisor.</i>
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YEAR BUILT 1974	LEVELS 4	SUITES 36	CONSTRUCTION Frame - Wood
EXTERIOR Brick	TITLE TO LAND Freehold Strata	STRATA PLAN VAS78	MANAGEMENT Assertive Northwest

Overview

The Admiral at 1535 Nelson Street, Vancouver, BC V6G 1M2 - VAS78. Located in the West End area of Vancouver West, near the crossroads of Nelson Street and Cardero Street. The Admiral is a low-rise building that offers 36 units over 4 levels and was built in 1974. Some of the features offered by this building include elevator, garden, shared laundry, storage and wheelchair access.

Great location in the heart of the West End. 3 blocks to Robson Street in one direction, and 3 blocks to Denman Street in the other direction. So there's no shortage of shopping, dining, entertainment, and daily conveniences like banking and grocery shopping. Also just moments from Barclay Heritage Square, King George Secondary, and Roberts Education Centre. Easy access to Stanley Park, Lost Lagoon, English Bay, and Coal Harbour.

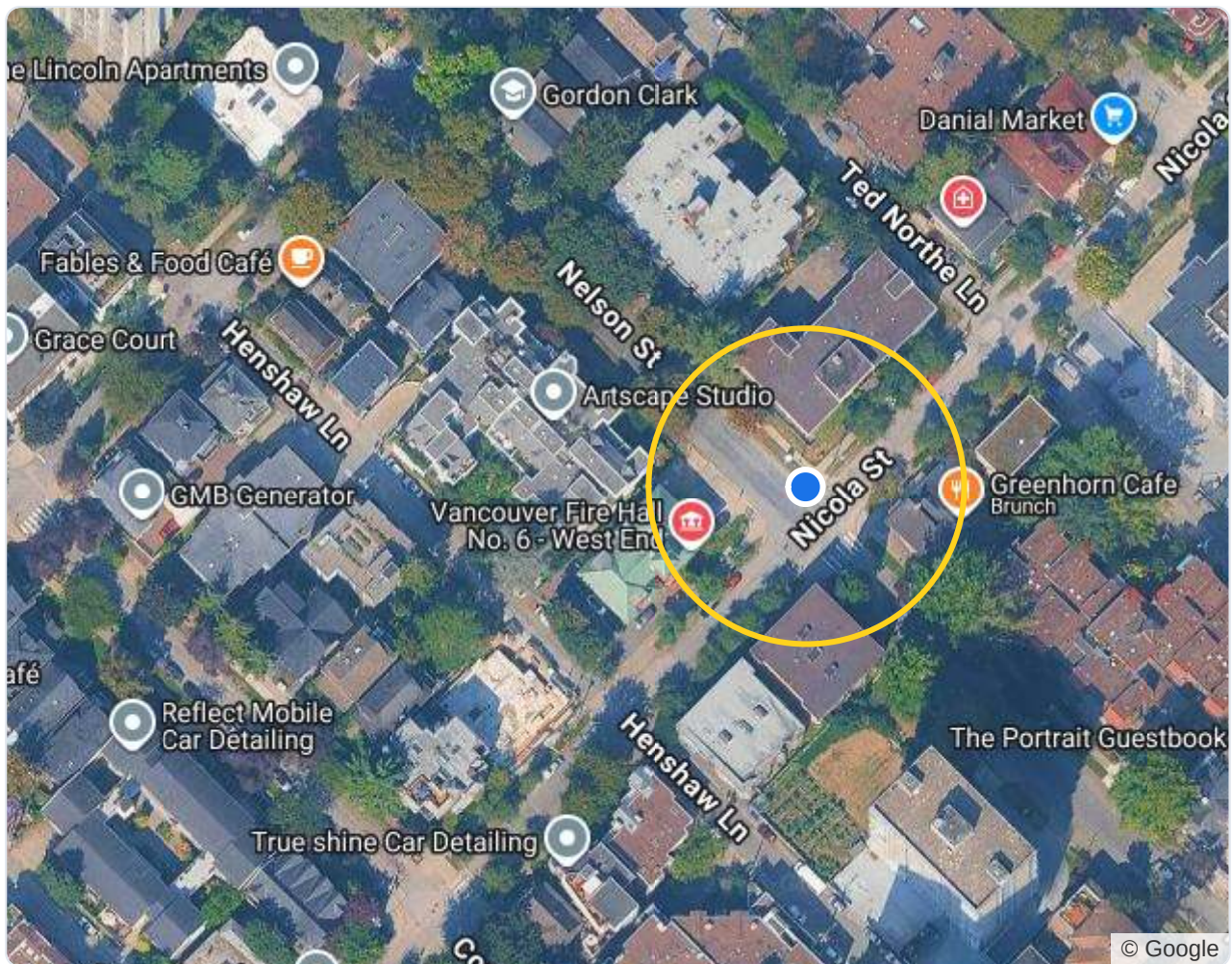
Amenities & Features

- | | |
|------------|---------------------|
| ✓ Elevator | ✓ Shared Laundry |
| ✓ Storage | ✓ Wheelchair Access |

Maintenance Fees Include

- | | |
|-------------|------------------|
| ✓ Caretaker | ✓ Garbage Pickup |
| ✓ Gardening | ✓ Heat |
| ✓ Hot Water | ✓ Management |

Location



Neighbourhood & Walkability — West End

The West End is located in the most densely populated, intensively active portion of the Lower Mainland. It shares the peninsula with the Downtown, Central Business District and Stanley Park. Until the turn of the century, the West End was only sparsely settled, due to its distance from the old Granville Townsite (Gastown). The West End is home to a mixed population, old and young, of Canadians, immigrants and international transient residents. Close to 45,000 people of all a...

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



Les Twarog

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