

BUILDING BROCHURE

TERRACES ON 7TH

1570 WEST 7th Ave. · Vancouver, BC V6J 1S2 · Fairview







3 FOR SALE
FROM \$695,000

1 SOLD · 12 MO
\$915,000–\$915,000



Unit Mix

2 Bedroom
10 units
885 – 1,220 sf
from \$697,000

4 Bedroom
1 unit
2,227 – 2,227 sf
from \$1,915,000

Recently Sold in this Building

SOLD PRICE	BEDS	SIZE	\$/SF	DATE
\$915,000	2 / 2ba	947 sf	\$966	2026-06-11
\$888,000	2 / 2ba	885 sf	\$1,003	2024-02-09
\$844,000	2 / 2ba	960 sf	\$879	2023-11-14
\$825,000	2 / 2ba	947 sf	\$871	2023-05-13

YEAR BUILT 2003	LEVELS 12	SUITES 52	CONSTRUCTION Concrete
EXTERIOR Concrete	TITLE TO LAND Freehold Strata		STRATA PLAN LMS4708

Overview

Terraces On 7th at 1570 West 7th Avenue, Vancouver, BC V6H 4H7 - LMS4708. Located in the Fairview area of Vancouver West, at the crossroads of West 7th Avenue and Fir Street. A high-rise building that offers 52 units over 12 levels and was built in 2003. The Terraces on 7th is a boutique

Independent Living and Assisted Living community, centrally located just off Granville on 7th Avenue, above False Creek. For more info go to: www.retirementconcepts.com/homes/terraces/

In terms of design, amenities, security and lifestyle it sets the highest standards of excellence. Terraces On 7th offers spacious 1 and 2 bedroom suites which are available for lease or for purchase. The building features amazing architecture and beautiful landscaping, not to mention lovely interior finishes and a fifth-floor dining room with panoramic views of the water and the mountains. Amenities include a private theatre, library, games room, craft room, laundry facilities, bistro bar/piano lounge, and a state-of-the-art health and wellness centre with spa/beauty salon. Services include housekeeping and linen services, 24 hour security and emergency response, and regularly scheduled transportation to shops, appointments, and activities.

Independent Living

Independent living is intended for functionally independent people who are capable of directing their own lives. These residents choose to be free of the home management duties and prefer the convenience of service in a social atmosphere that provides services and security. Residents direct their own lives, come and go as they please and participate in activities of their choosing within their community.

Services provided include a menu of optional fee-for-services from a base rate which include meals, housekeeping, and recreational opportunities.

Assisted Living

Assisted living is the combination of housing, hospitality services and one or two personal assistance services, such as regular assistance with activities of daily living or medication services (referred to in the Community Care and Assisted Living Act as prescribed services). Assisted living is intended for people who are able to make the range of decisions that allow them to live safely in a supportive, semi-independent environment.

In British Columbia, assisted living is regulated by the Community Care and Assisted Living Act and monitored by the provincial Assisted Living Registrar who:

- administers the registration of all assisted living residences in British Columbia, whether they are publicly subsidized or private-pay.
- establishes and administers health and safety standards, policies and procedures.
- ensures timely and effective investigation of complaints about the health and safety of assisted living residents.
- has authority to inspect residences if there is a concern about the health or safety of a resident.
- refers issues that are not within the registrars jurisdiction to the appropriate authorities.
- Coordinates investigation of complaints with the health authority Patient Care Quality Office.

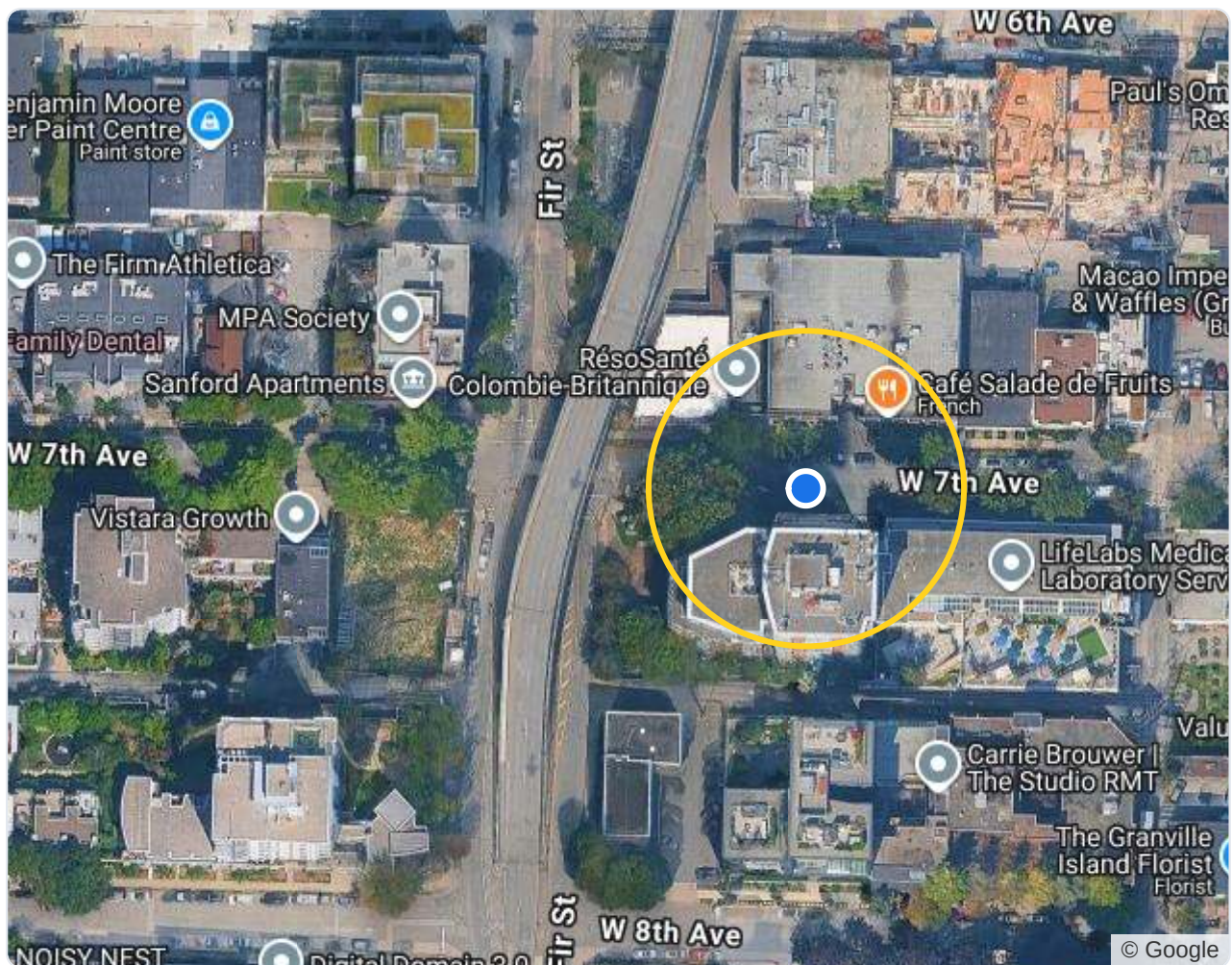
Amenities & Features

- ✓ Elevator
- ✓ Storage
- ✓ In Suite Laundry
- ✓ Wheelchair Access

Maintenance Fees Include

- ✓ Caretaker
- ✓ Gardening
- ✓ Hot Water
- ✓ Recreation Facility
- ✓ Garbage Pickup
- ✓ Gas
- ✓ Management

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...

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



Les Twarog

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