

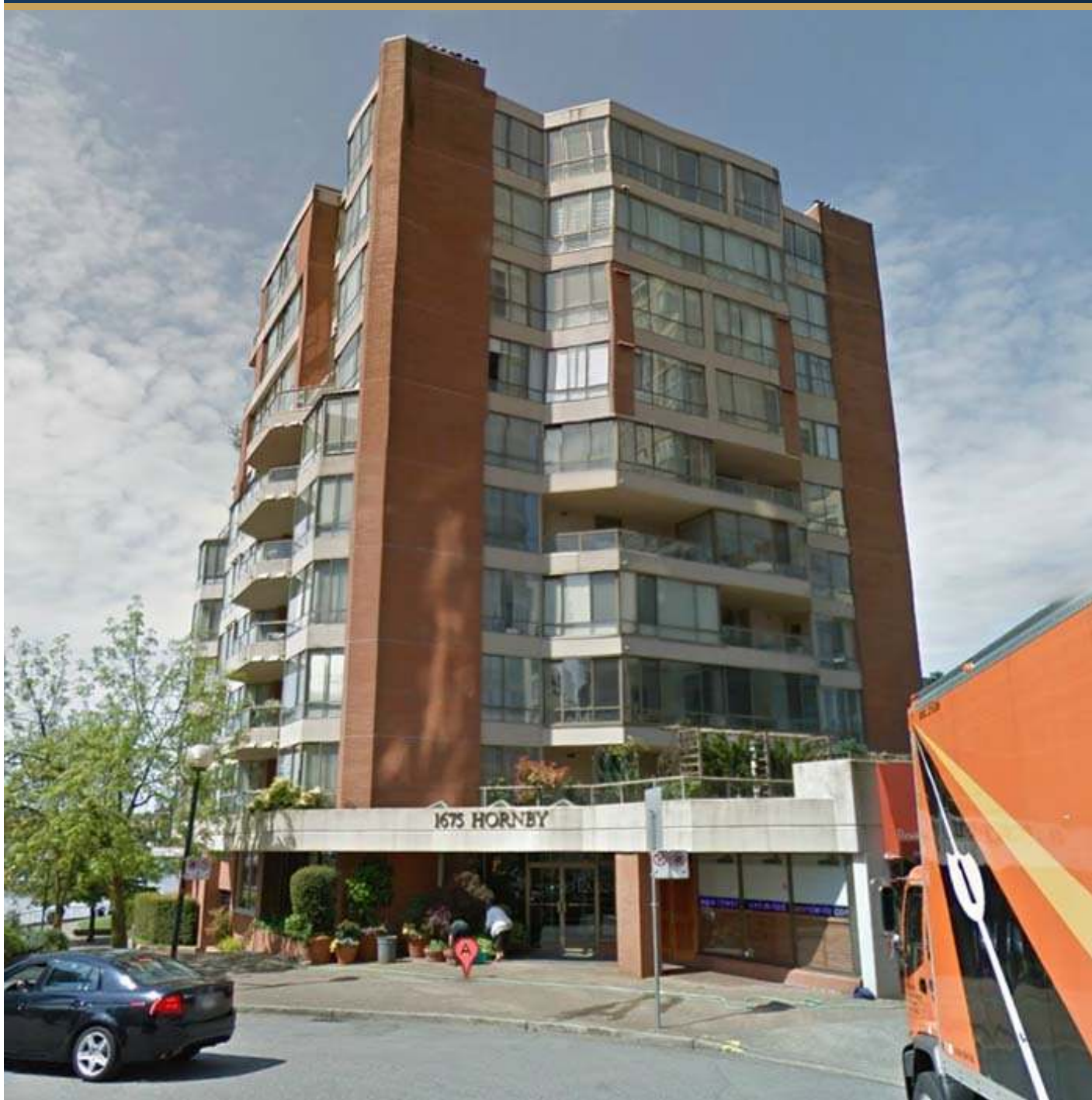
BUILDING BROCHURE

SEAWALK SOUTH

1675 Hornby St. · Vancouver, BC V6Z 2M3 · Yaletown



Scan to view online



2 FOR SALE
FROM \$899,000

12-MO SOLD TREND
6.1

Unit Mix

2 Bedroom

5 units

1,211 – 1,338 sf

from \$1,170,000

For Sale in Seawalk South & Complex

1 currently active

ASKING	BEDS / BATHS	SIZE	\$/SF	UNIT / ADDRESS
\$1,275,000	2 / 2	1322 sf	\$964	203 1675 HORNBY STREET

Recently Sold in this Building

SOLD PRICE	BEDS	SIZE	\$/SF	DATE
\$1,750,000	2 / 2ba	1280 sf	\$1,367	2022-03-18
\$1,299,000	2 / 2ba	1338 sf	\$971	2022-02-02
\$1,170,000	2 / 2ba	1338 sf	\$874	2020-10-10
\$1,650,000	2 / 2ba	1211 sf	\$1,363	2020-08-08

Value & Financing

Price Positioning

\$964 /sq ft

Active listings here average **\$964/sf** vs **\$1191/sf** across Yaletown.

19% below area average

Mortgage Snapshot

\$4,306 /mo

Entry price (from) **\$899,000**

20% down payment **\$179,800**

Rate / amortization **5.24% · 25 yr**

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

YEAR BUILT
1987

LEVELS
10

SUITES
28

CONSTRUCTION
Concrete

EXTERIOR
Brick

TITLE TO LAND
**Leasehold
Prepaid-strata**

STRATA PLAN
VAS1802

MANAGEMENT
**First Service
Residential**

Overview

Seawalk South - 1675 Hornby Street, Vancouver, BC V6Z 2T4, Canada. Strata plan number VAS1802. Built in 1987, this building has 10 levels and 32 units. Crossroads are Beach Avenue and Howe Street. Nearby parks include May & Lorne Brown Park, Granville St and George Wainborn Park. Nearby schools include Vancouver Art Therapy Institute, Ecomarine Ocean Kayak Centre and Vancouver Animation School. The closest grocery stores are Beach Avenue Market, Pacific Rim Mushrooms and South China Seas. Nearby coffee shops include Prego Coffee & Deli, Mo's Cafe and Net Loft Cafe. There are 280 restaurants within a 15 minute walk including Whole Vegetarian Restaurant, Endless Summer Restaurant & Cocktail Bar and Ash Cafe.

Maintenance fees includes caretaker, garbage pickup, gardening, hot water, management and recreation facility. Other building in complex is [Seawalk North](#) - 1625 HORNBY STREET.

Amenities & Features

- ✓ Exercise Centre
- ✓ Sauna/steam Room
- ✓ Swirlpool/hot Tub
- ✓ In Suite Laundry
- ✓ Storage
- ✓ Wheelchair Access

Maintenance Fees Include

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

Location



Neighbourhood & Walkability — Yaletown

Located on the southern edge of Downtown Vancouver, Yaletown is a vibrant mix of food and shopping locations set on historic brick walkways. With a mix of cafés, restaurants, fashion boutiques, and hair salons, Yaletown is one of Vancouver's most diverse market neighbourhoods. Skyscrapers surround the historic warehouse district, creating homes for many Vancouverites. Yaletown is one of the most densely populated areas in the city, cultivating creative businesses which enjoy ...

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



Les Twarog

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