

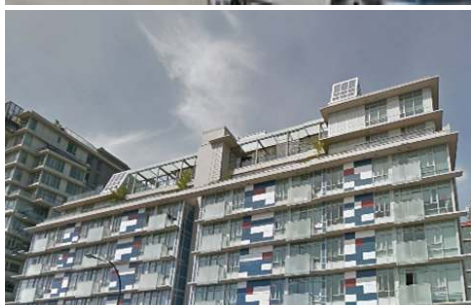
BUILDING BROCHURE

PINNACLE LIVING FALSE CREEK - 63 2ND BUILDING

63 WEST 2nd Ave. · Vancouver, BC V5Y 1B1 · False Creek



Scan to view online



3 FOR SALE
FROM \$1,040,000

7 SOLD · 12 MO
\$548,000-\$1,198,888



Unit Mix

1 Bedroom 33 units 559 – 753 sf from \$548,000	2 Bedroom 26 units 881 – 1,121 sf from \$930,000	3 Bedroom 5 units 1,276 – 1,577 sf from \$1,370,000
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For Sale in Pinnacle Living False Creek – 63 2nd Building & Complex

3 currently active

ASKING	BEDS / BATHS	SIZE	\$/SF	UNIT / ADDRESS
\$1,148,000	2 / 2	1121 sf	\$1,024	607 89 W 2ND AVENUE
\$1,049,000	2 / 2	979 sf	\$1,072	503 89 W 2ND AVENUE
\$1,040,000	2 / 2	902 sf	\$1,153	1201 89 W 2ND AVENUE

Recently Sold in this Building

SOLD PRICE	BEDS	SIZE	\$/SF	DATE
\$1,030,100	2 / 2ba	1043 sf	\$988	2026-07-07
\$1,198,888	2 / 2ba	1081 sf	\$1,109	2026-05-06
\$550,800	1 / 1ba	571 sf	\$965	2026-03-17
\$715,000	1 / 1ba	635 sf	\$1,126	2026-02-19

Value & Financing

Price Positioning

\$1083 /sq ft

Active listings here average **\$1083/sf** vs **\$1146/sf** across False Creek.

5% below area average

Mortgage Snapshot

\$4,981 /mo

Entry price (from) **\$1,040,000**

20% down payment **\$208,000**

Rate / amortization **5.24% · 25 yr**

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

YEAR BUILT 2012	LEVELS 7	SUITES 108	CONSTRUCTION Concrete
EXTERIOR Mixed	TITLE TO LAND Freehold Strata	STRATA PLAN EPS1218	DEVELOPER Pinnacle International Group

Overview

Pinnacle Living At False Creek - 63 West 2nd Avenue, Vancouver, BC V5Y 1B3, Canada. Strata plan number EPS1218. Has 7 levels and 108 units, built in 2012. Located in a corner between West 2nd Avenue and Manitoba Street. Nearby parks include Hinge Park, Habitat Island and Creekside Park. Nearby schools include Dance4U Salsa, Swing and Fitness Classes in Vancouver at Creekside CC, Vancouver Acting School and Vancouver Young Actors School. The closest grocery stores are Urban Fare, London Drugs and Smartbites Snacks. Nearby coffee shops include Laura's Coffee Shop, Mario's Gelati Ltd and Vincis Cafe & Art Gallery. There are 103 restaurants within a 15 minute walk including Vin De Garde Fax, Argo Cafe and Vancouver Used Food Equipment Warehouse Inc. Maintenance fees includes garbage pickup, gardening, gas, heat, hot water, management and recreation facility. Other building in complex [89 West 2nd Ave](#) - 89 WEST 2ND AVE.

Amenities & Features

- | | |
|--------------|--------------------|
| ✓ Club House | ✓ Exercise Centre |
| ✓ Garden | ✓ In Suite Laundry |
| ✓ Playground | |

Maintenance Fees Include

- | | |
|-----------------------|--------------|
| ✓ Garbage Pickup | ✓ Gardening |
| ✓ Gas | ✓ Heat |
| ✓ Hot Water | ✓ Management |
| ✓ Recreation Facility | |

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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