

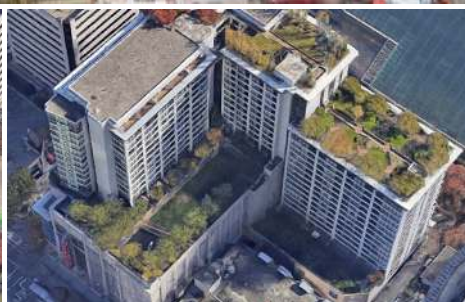
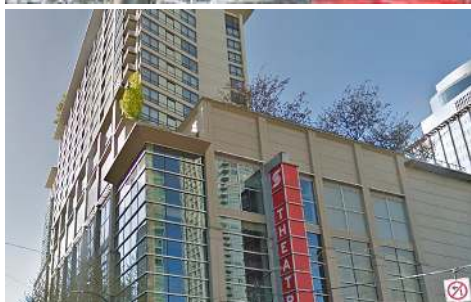
BUILDING BROCHURE

ELECTRIC AVENUE - 933 HORNBY BUILDING

933 Hornby St. · Vancouver, BC V6Z 3G4 · Downtown



Scan to view online



1 FOR SALE
FROM \$725,000

16 SOLD · 12 MO
\$574,000–\$858,000

12-MO SOLD TREND
-11.7

BC Condos & Homes Team
604-671-7000 | www.VancouverFloorPlans.com

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Unit Mix

Studio 7 units 449 – 471 sf from \$458,000	1 Bedroom 40 units 449 – 707 sf from \$449,900	2 Bedroom 34 units 630 – 1,129 sf from \$712,000
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For Sale in Electric Avenue – 933 Hornby Building & Complex

1 currently active

ASKING	BEDS / BATHS	SIZE	\$/SF	UNIT / ADDRESS
\$725,000	1 / 1	707 sf	\$1,025	2205 938 SMITHE STREET

Recently Sold in this Building

SOLD PRICE	BEDS	SIZE	\$/SF	DATE
\$730,000	2 / 1ba	790 sf	\$924	2026-07-22
\$600,000	1 / 1ba	612 sf	\$980	2026-07-04
\$818,000	2 / 2ba	875 sf	\$935	2026-06-12
\$810,000	2 / 2ba	865 sf	\$936	2026-04-13

Value & Financing

Price Positioning \$1025 /sq ft Active listings here average \$1025/sf vs \$1179/sf across Downtown. 13% below area average	Mortgage Snapshot \$3,472 /mo Entry price (from) \$725,000 20% down payment \$145,000 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 2005	LEVELS 23	SUITES 456	CONSTRUCTION Concrete
EXTERIOR Mixed	TITLE TO LAND Freehold Strata	STRATA PLAN BCS1433	DEVELOPER Bosa Development
MANAGEMENT First Service Residential			

Overview

"Electric Ave" - Complex has 2 addresses

Bosa Development) 933 Hornby with entrance on Hornby . The elevator goes from the ground floor lobby level to the 18th floor.

2) 938 Smithe with separate entrance and lobby on Smithe Street. The elevator goes from 11th floor to the 24th floor.

The hallways on the 11th floor & above connect the 2 sections of the complex. Paramount Theatre is below the 11th floor at 938 Smithe.

The Scotia Theatres, Starbucks, Tim Hortons, Earls and other stores occupy the 1st to 10th floors below 938 Smithe tower. Being downtown you are close to everything Vancouver has to offer, such as banks, cinimas, Coal Harbour Community Centre, UBC Robson Square, Vancouver Trade and Convention Centre, Granville Food Market, Choices Market, Costco, Safeway, St. Paul's Hospital, Pacific Centre, Royal Centre and Robson Street. Electric Avenue is close to Pattison College Language Centre, UBC Robson Square, Vancouver Community College, Lord Roberts Annex Elementary School, to name just a few.

Amenities & Features

- | | |
|--------------------|---------------------|
| ✓ Bike Room | ✓ Elevator |
| ✓ Exercise Centre | ✓ Garden |
| ✓ In Suite Laundry | ✓ Recreation Center |

Maintenance Fees Include

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

Location



Neighbourhood & Walkability — Downtown

Downtown is Vancouver's primary business district, houses many arts, entertainment, and sports venues, and is close to several vibrant residential communities. A peninsula, Downtown is bounded by Burrard Inlet on the north, False Creek and the popular district of Yaletown to the south. The West End neighbourhood and world-famous Stanley Park are to the west, and the popular historic districts of Gastown, Chinatown, and Strathcona are to the east. The downtown area includes mo...

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



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RE/MAX Crest Realty · BC Condos & Homes Team

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