

ALDER COURT

1195 WEST 8th Ave. · Vancouver, BC V6H 1C5 · Fairview



Scan to view online



Unit Mix

1 Bedroom

4 units

600 – 650 sf

from \$567,000

2 Bedroom

4 units

803 – 860 sf

from \$825,000

3 Bedroom

1 unit

840 – 840 sf

from \$925,000

Recently Sold in this Building

SOLD PRICE	BEDS	SIZE	\$/SF	DATE
\$1,020,000	2 / 2ba	803 sf	\$1,270	2025-02-11
\$567,000	1 / 1ba	600 sf	\$945	2024-10-12
\$630,000	1 / 1ba	631 sf	\$998	2023-04-10
\$655,000	1 / 1ba	650 sf	\$1,008	2023-02-09

YEAR BUILT 1996	LEVELS 3	SUITES 24	CONSTRUCTION Frame - Wood
EXTERIOR Stucco	TITLE TO LAND Freehold Strata	STRATA PLAN LMS2430	MANAGEMENT Self Managed

Overview

Alder Court - 1195 W 8th Ave, Vancouver, BC V6H 1C5, Canada, Strata Plan Number LMS2430, 3 levels, 24 units in the development. Maintenance fees include Caretaker, Garbage, Pickup, Gardening, Gas Hot Water and Management. Nearby child care services include Family Montessori Preschool, False Creek Preschool and La Garderie Out of School. Nearby parks include Quadra Park, Irving Park and Macdonald Park. closest grocery stores are Little Gem Grocery, Thrifty Foods and Birdcage Confectionary. Nearby schools include Rainbow Express Day Care, School District No 61 (Greater Victoria) and James Bay Community School.

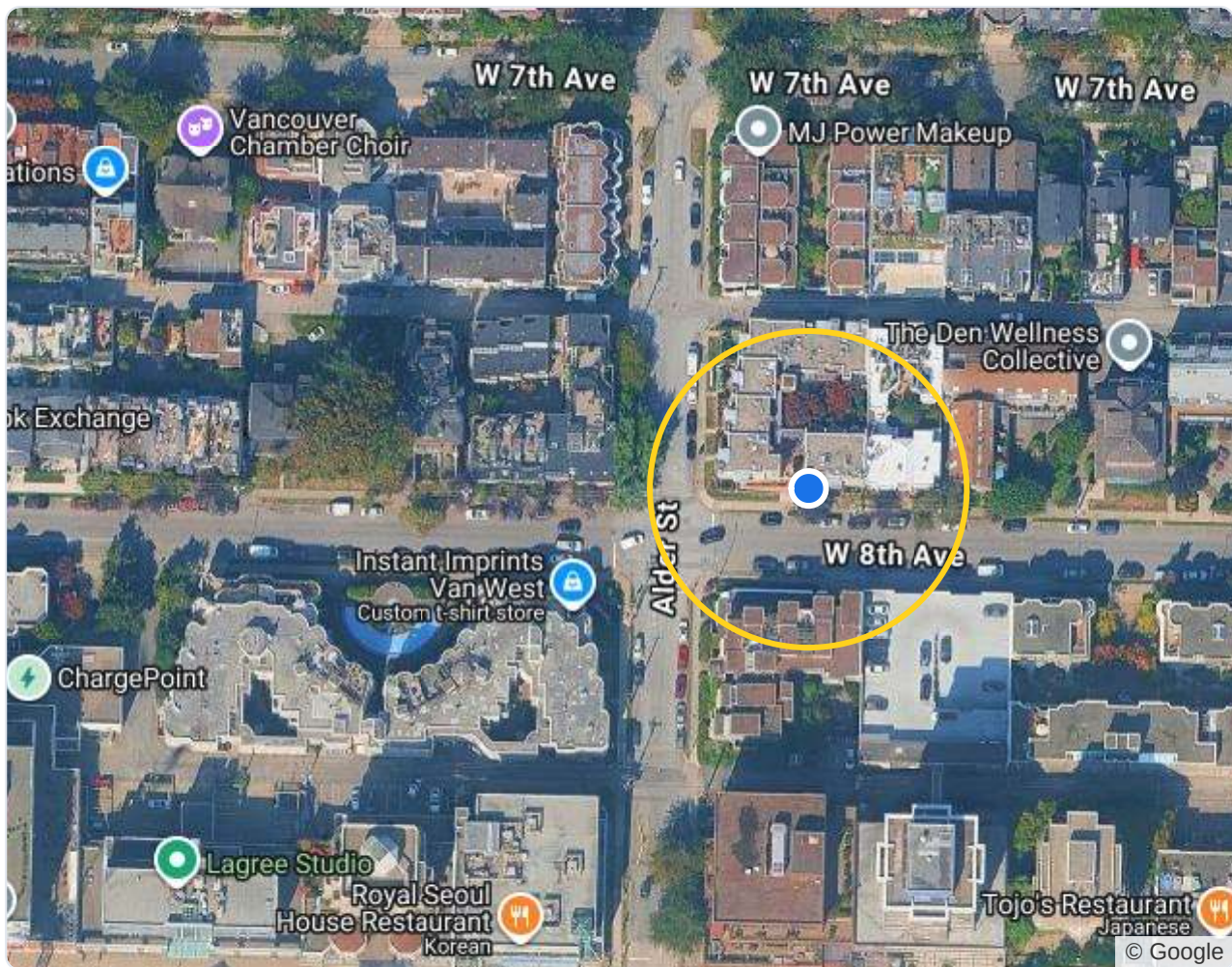
Amenities & Features

- ✓ Bike Room
- ✓ Garden
- ✓ Elevator
- ✓ In Suite Laundry

Maintenance Fees Include

- ✓ Caretaker
- ✓ Gardening
- ✓ Hot Water
- ✓ 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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