

CYPRESS WEST

1425 Cypress St. · Vancouver, BC V6J 3L1 · Kitsilano



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1 SOLD · 12 MO
\$650,000–\$650,000



Unit Mix

1 Bedroom 8 units 700 – 785 sf from \$650,000	2 Bedroom 2 units 734 – 1,203 sf from \$860,000
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Recently Sold in this Building

SOLD PRICE	BEDS	SIZE	\$/SF	DATE
\$650,000	1 / 1ba	712 sf	\$913	2026-06-03
\$750,000	1 / 1ba	727 sf	\$1,032	2024-08-20
\$860,000	2 / 1ba	734 sf	\$1,172	2024-08-20
\$675,000	1 / 1ba	744 sf	\$907	2023-12-12

YEAR BUILT 1977	LEVELS 3	SUITES 37	CONSTRUCTION Frame - Wood
EXTERIOR Wood	TITLE TO LAND Freehold Strata	STRATA PLAN VAS464	MANAGEMENT Stratawest Management Ltd.

Overview

Cypress West - 1425 Cypress Street, Vancouver, BC V6J 3L1, VAS464 - Located on Cypress Street and Cornwall Avenue in the popular Kitsilano subarea of Vancouver West - a vibrant urban community filled with local amenities, entertainment venues, recreational facilities, schools, shopping and restaurants within a short distance. The notable landmarks around Cypress West are fabulous Kitsilano Beach and Pool, Hadden Park, Seaforth Peace Park, Vancouver Maritime Museum and Seaside Bicycle Route. Short distance to the Trans-Canada Highway and other major routes allows for an easy commute to surrounding destinations including North Vancouver, Burnaby and Richmond. Cypress West is close to Henry Hudson Elementary, Hudson Out-of-School Care and Kitsilano Secondary School, Pacific Rim Montessori Academy and wide variety of restaurants including Dunns Famous Restaurant, Mistral French Bistro, Octopuss Garden Restaurant and many others. Cypress West is a three level complex built in 1977. It consists of 37 units featuring wood burning fireplace, security system, spacious balcony, patio for ground level units, secure underground parking, bike area, elevator and storage locker. Building was re-plumbed in 2003. Maintenance fees include garbage pickup, gardening, heat, hot water and management. Live below Cornwall only steps from the ocean and beach!

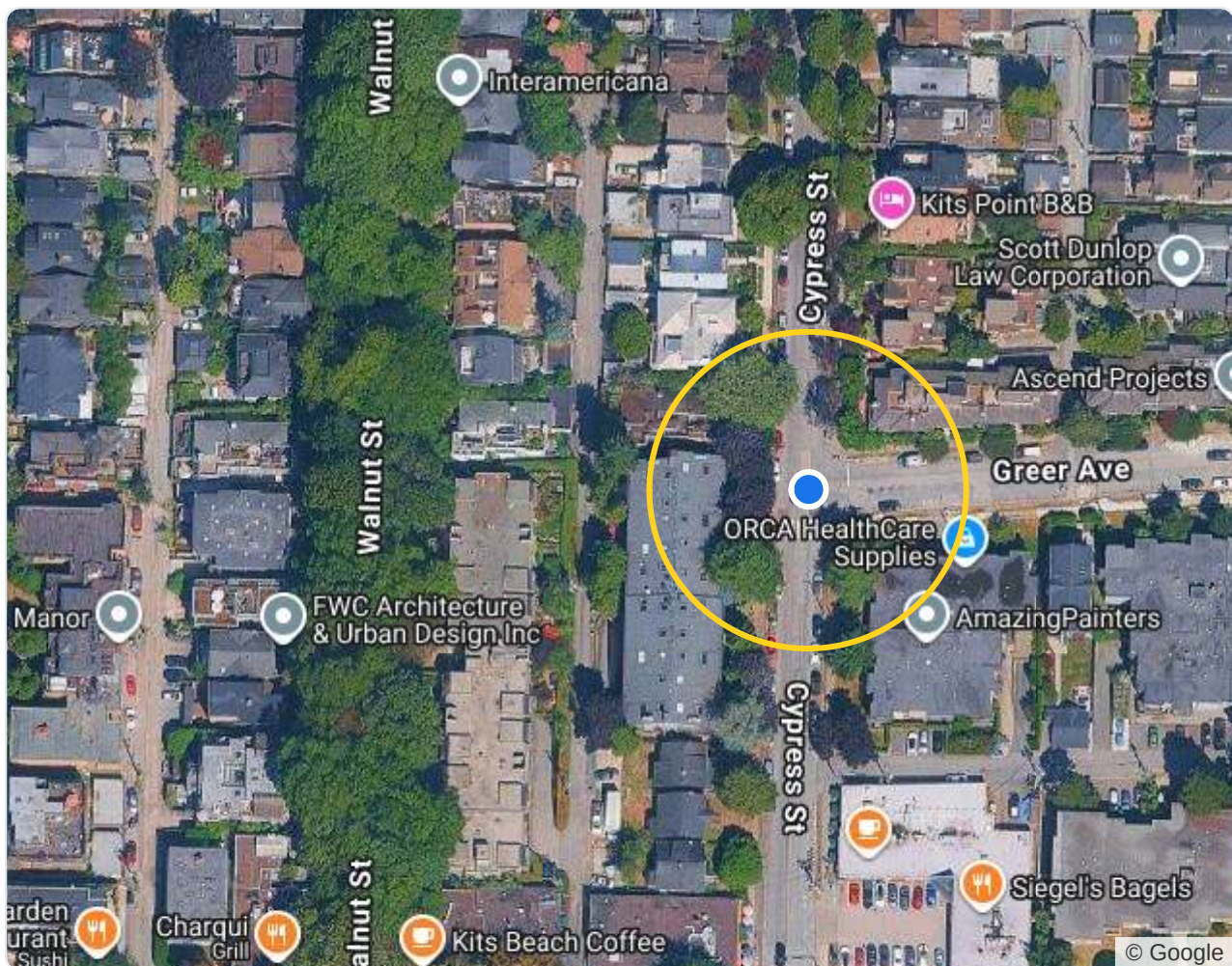
Amenities & Features

- ✓ Elevator
- ✓ Shared Laundry
- ✓ Storage

Maintenance Fees Include

- ✓ Garbage Pickup
- ✓ Gardening
- ✓ Heat
- ✓ Hot Water
- ✓ Management

Location



Neighbourhood & Walkability — Kitsilano

Kitsilano is one of Vancouver's most popular neighbourhoods. The first people living in the area were the Squamish people and the neighbourhood's name is derived from a Squamish chief, August Jack Khatsahlano. Kitsilano is a laid-back residential area known for the huge saltwater Kitsilano Pool and mountain views from Kitsilano Beach. Stores selling yoga wear, outdoor gear and fashionable clothes line West 4th Avenue, the main drag, and dining options range from waterside sea...



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RE/MAX Crest Realty · BC Condos & Homes Team

📞 604 671 7000 · ✉️ les@6717000.com · bccondos.net



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