



Excellent Housing Development Site In Vancouver proximity to Skytrain Station T.O.D. (Transit-Oriented Development Site)



Property Information:

a) Address: 2669 Vanness Avenue
Lot Size: 9,308sf approx.

b) Address: 2675 Vanness Avenue
Lot Size: 10,184sf approx.

Total Lot Size: 19,492 sf approx.
Minimum allowable Density up to 4 FAR: 77,968 sf approx.
Minimum allowable Height: up to 12 Storeys

c) Potential Housing Types: Rental Apartment, Seniors Housing, Support Housing or Social Housing

Price Guidance: \$7,960,000 (\$102/sf buildable)

Award Winning Services!



Re/Max Lifetime Achievement Award (2015 Inductee)
Re/Max Hall of Fame Award (2005 Inductee)
Re/Max Platinum Club Award, 8 years
Re/Max Western Canada Top 20 (3 Years)
Re/Max British Columbia Top 20 (3 years)
Re/Max 100% Club Award (10 years)
MLS Medallion Club Award (3 Years)
Over 35 Years Real Estate Experience

公司終生大獎 (2015)
公司名人大獎 (2005)
高銷量白金大獎 (8 年)
全西岸加拿大首20名 (3 年)
全BC省首20名 (3年)
100% 大獎 (10年)
溫哥華地產局銷量大獎 (3 年)
超過 35 年房地產經驗

專長、商業投資、物業買賣、請電查詢

蔡江忠 604-880-3462 Fred Choy Personal Real Estate Corporation

Contact Fred Today for all Your Real Estate Needs!

Re/Max Real Estate Services #410 – 650 W.41st Ave, Vancouver, BC V5Z 2M9 Tel: 604-263-2823 Fax: 604-263-1057

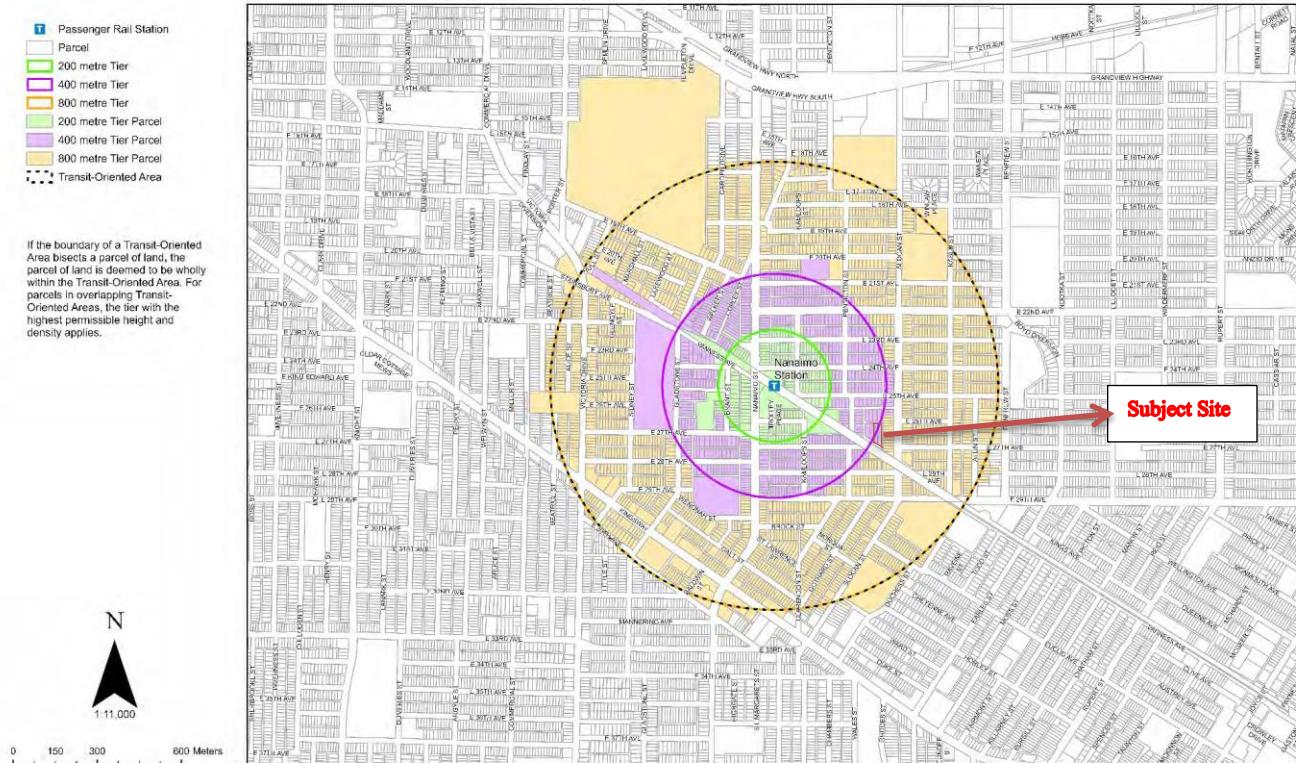
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Category	Tier	Prescribed Distance (Metre)	Minimum Allowable Density (FAR/FSR)	Minimum Allowable Height (Storeys)
Category 1: SkyTrain in Metro Vancouver	1	200 or less	Up to 5.0	Up to 20
	2	Greater than 200-400	Up to 4.0	Up to 12
	3	Greater than 400-800	Up to 3.0	Up to 8

Transit-Oriented Area - Nanaimo Station



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