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609 - 379 Tvee Rd
VW Victoria West ~ V9A 0B4

Interior Details

Layout: Condo
Bedrms: 1 **Kitchens:** 1
Baths Tot: 1 **Fireplaces:** 0
Bth 2Pce: 0 **Storeys:** 11
Bth 3Pce: 0 **Fin SqFt:** 689
Bth 4Pce: 1 **Unfin SqFt:** 75
Bth 5Pce: 0 **Bed & Brk:**
Ens 2Pce: 0 **Addnl Acc:**
Ens 3Pce: 0 **Basement:** 9' 2"
Ens 4+Pce: 0 **FP Feat:**
App Incl: Dishwasher, F/S/W/D, Microwave
Intr Ftrs: Bar, Closet Organizer, Controlled Entry, Dining/Living Combo, Soaker Tub, Storage

Rooms

RoomType	Level	Dim/Pcs
Bathroom	Main	4-Piece
Bedroom - Primary	Main	13x10
Dining Room	Main	11x6
Entrance	Main	8x6
Kitchen	Main	11x10
Living Room	Main	14x12
Walk-in Closet	Main	7x5
Balcony (Unfin)	Main	12x8

Listing Summary

MLS@: 941552 **List Price:** \$579,900
Status: Active **Orig Price:** \$579,900
Sub Type: Condo **Sold Price:**
DOM: 1 **Pend Date:**
Taxes: \$2,492 **Strata Fee:** \$385
2023 Asmt: \$571,000 **Title:** Frhld/Str

Remarks

Large 700sqft one bedroom 6th floor condo with ocean and harbour views at Balance in the sought after Dockside Green development. Open main living area with gourmet kitchen including eating bar, granite countertops and stainless steel appliances. In-suite laundry, tech nook ideal for work at home, 9' ceilings and a large bedroom with walk through closet and a spa like bathroom with soaker tub round out some of the luxury features. 75sqft covered balcony to enjoy your water views to the east and west year round! 2009 built steel and concrete construction, secure underground parking, separate storage and bike/kayak storage. LEED platinum certified development with sustainability, efficiency and innovation in mind and the first development of it's kind in Canada! Perfectly situated in Vic West along the Inner Harbour with Westside Village shopping across the street, Galloping Goose and Songhees Walkway out your front door and the very best Victoria has to offer all within walking distance!

Rooms Summary

	Lower	Main	Second	Third	Other
Fin SqFt	0	689	0	0	0
Beds	0	1	0	0	0
Baths	0	1	0	0	0
Kitchens	0	1	0	0	0

Building Information

Built (est): 2009 **Lgl NC Use:** **Frnt Faces:** SE **Bldg Style:** **Cool:** None
Oth Equ: Electric Garage Door Opener **Bldg Warr:** **Heat:** Electric, Forced Air, Heat Pump, Na
Const Mt: Cement Fibre, Frame Metal, Glass, Insulation All, Insulation: Ceiling, Insulation: Walls **EnerGuide Rtg/Dt:** **Roof:** Asphalt Torch On
Ext Feat: Balcony/Deck, Water Feature, Wheelchair Access **Fndn:** Poured Concrete
Accss: Accessible Entrance, No Step Entr

Lot/Strata Information

Lot Size: 689sqft / 0.02ac **Dims (w/d):** **Waterfront:**
Prk Type: Additional, Guest, On Street, Underground **View:** City, Mountain(s), Ocean
Water: Municipal **Waste:** Sewer Connected **Services:** Cable Connected, Compost, Electricity Connected, G
Lot Feat: Central Location, Easy Access, Family-Oriented Neighbourhood, Landscaped, Marina Nearby, Near Golf Course, Recreation Near
Complex: Balance **Prk Tota:** 1 **Rent Alld?:** Unrestricted
SqFt Balc: 75 **StrLots/Cplx:** 171 **Prk Cm Prp:** 1 **Yng Ag Alld?:** 0: All Ages
SqFt Prk: **Bldgs/Cplx:** 3 **Prk LCP:** 0 **Pets Alld?:** Aquariums, Birds, Caged Mammals, Cats, Dogs: Dog
SqFt Pat: **Suites/Bldg:** 87 **Prk Str Lot:** 0 **BBQs Alld?:** Yes: BBQ Allowed
SqFt Strg: **Floors/Bldg:** 11 **Str Lot Incl:** Balcony, Parking Stall, Separate Storage
Gnd/Top?: **Lvs/Suite:** 1
Shrd Am: Bike Storage, Common Area, Elevator(s), Fitness Centre, Kayak **Unit Incl:** Caretaker, Garbage Removal, Insurance, Maintenance

