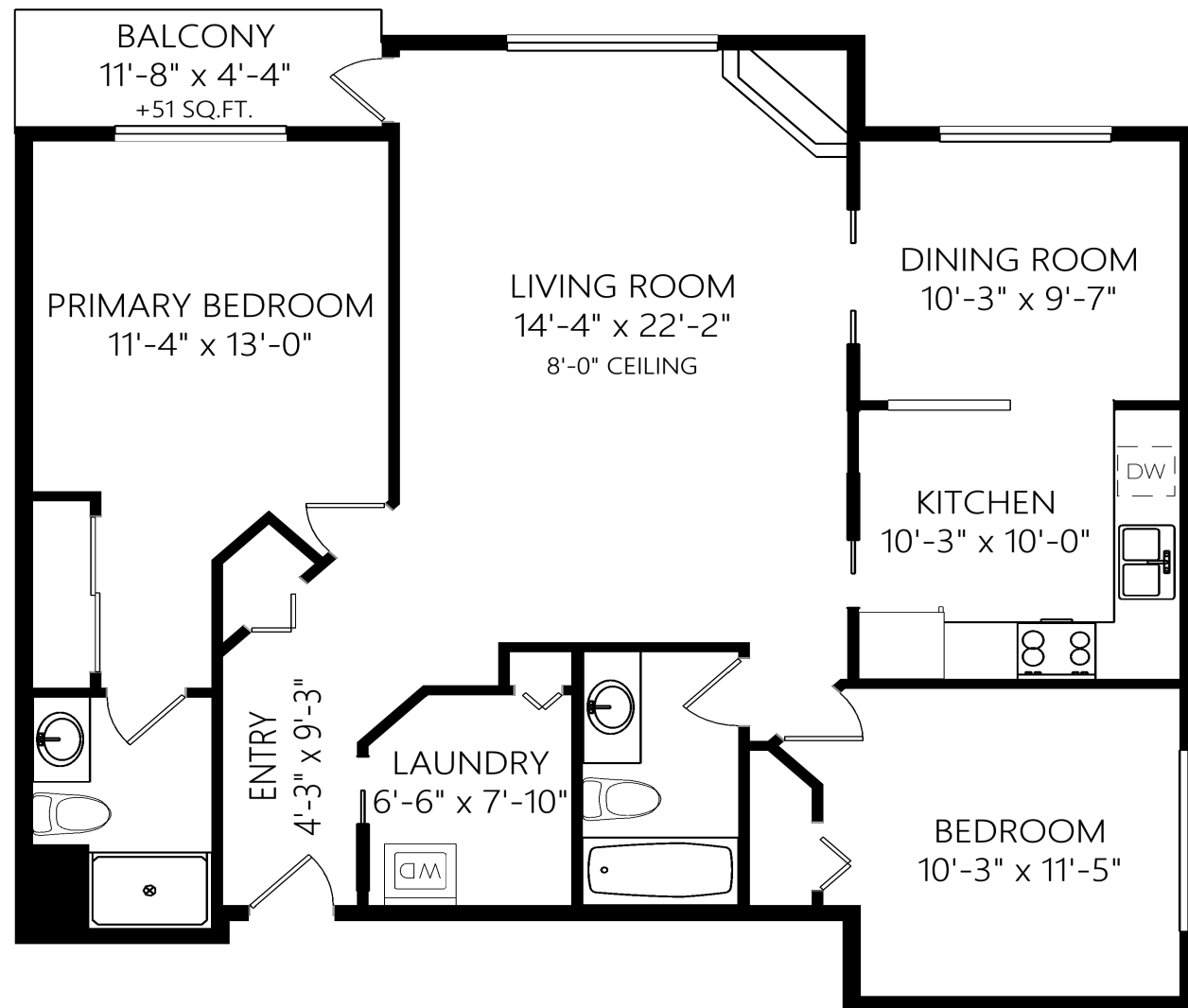




**SINGLE LEVEL**  
1186 FINISHED SQ.FT.   
+ ADDNL. SQ.FT. WHERE NOTED



## MODERN TOOLS

old-fashioned service

I love tech, innovation, and efficiency. Leveraging the best of today's modern tools strengthens my business. I also love helping people find and sell homes. I believe that quality service flows from a genuine interest in understanding and meeting the unique and individual needs of each client.

## HOW CAN I HELP?

**ANDREW PLANK** REALTOR®

C (250) 360-6106 info@andrewplank.com

[www.andrewplank.com](http://www.andrewplank.com)

\*Not intended to solicit properties already listed.

**ROYAL LEPAGE**

Coast Capital Realty  
INDEPENDENTLY OWNED AND OPERATED

110-4460 Chatterton Way  
Victoria, BC V8X 5J2

306-1715 Richmond Ave

\$500,000





## GREAT LOCATION!

The Oaks. A Jubilee gem, this building is well-maintained and well-located and this large, bright, SE facing corner unit is, arguably, the best floorplan in the building. Features include spacious kitchen, separate dining room, large living room w/ gas fireplace, in-suite laundry room, 3pc ensuite off main bedroom and 2nd bedroom is well separated for privacy. Building amenities include secure u/g parking (assigned by strata), EV car charging, bike storage, workshop, guest suite, & car washing station. Additional parking stalls available at \$30/month. Nearby are Oak Bay Rec, Red Barn Market, Save-On-Foods, Jubilee Hospital, The Oak Bay strip... so walkable. Bus routes outside your door too & easy access to town for nights out. No Rentals, Birds/Aquariums only, Age 25+, BBQs allowed. Building enclosure rehabilitated in 2003. Depreciation report available.



MLS® 878533

## FEATURES

Area	Jubilee
Bedrooms	2
Bathrooms	2
Lot Size	1234
Floor Space	1186

## MEASUREMENTS

Fin. Sqft	1,168
Ensuite	3-Piece
Primary Bedroom	10'7x11'4
Entrance	9'3x4'3
Laundry	7'10x6'6
Living Room	22'2x14'4
Bedroom	11'5x10'3
Kitchen	10x10'3
Dining Room	9'7x10'3
Bathroom	

4-Piece

