

# Renovated Vancouver condo sells to backup offer after first deal falls through

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**3008 Willow St., No. 202, Vancouver**

**Asking price:** \$1.148 million (Aug. 2 2022)

**Selling price:** \$1.135 million (Sept. 1, 2022)

**Days on market:** 30

**Monthly maintenance fee:** \$470

**Taxes:** \$2,515.20 (2022)

**Listing agent:** Scott Thompson, Coldwell Banker Prestige Realty



The kitchen features a built-in wine fridge, quartz counters and new appliances, including an induction stove.

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## The Action

The owners had lived in the unit and decided to upsize to a house. Listing agent Scott Thompson said he received an initial offer but it didn't work out. He then received the strong offer that the seller accepted.

"It sold for a record sale price in the building," Mr. Thompson said.





The two-bedroom suite was renovated last year, with laminate flooring throughout.  
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## What They Got

This 1,134-square-foot corner unit is in a 31-year-old boutique building that has been fully rain-screened and re-piped. The suite was renovated last year.

There is laminate flooring throughout, a gas fireplace and balcony, two large bedrooms, an office nook, kitchen with built-in wine fridge and new appliances, including an induction stove and quartz counters.

The eight-unit building is on a tree-lined street and within walking distance of retail and the Canada Line. Because there are only two units on each floor, with no shared walls, it's a quiet unit as well as a bright space, with a lot of windows.



The building is located on a tree-lined street and with only two units on each floor and no shared walls, it's a quiet, bright space to call home.

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## **The Agent's Take**

“We’ve certainly seen demand soften over the summer and fall with interest rate increases,” Mr. Thompson said. “Interestingly enough, though, there still isn’t much good inventory on the market. Which is why we were able to achieve a great sale price for this suite.”

The sale completed Oct. 28.