

## Fabulous 2Bd+Den Garden Level Suite available NOW! (Van

**604-XXX-XXXX**

Laurel Street  
Vancouver, British Columbia

**Rent: \$1,120.00** **Size:** 900 SqFt

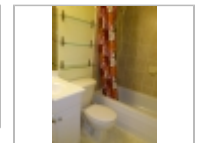
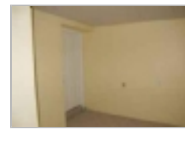
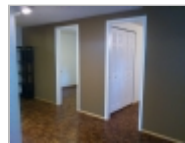
**2 Beds** **1 Baths** **Single Family House**

**Deposit:** \$560.00 CAD  
security deposit

**Included Utilities:**

Gas / Electric / Water / Heat

**Schools:** Langara College



### Property Description

Beautiful two bedrooms and a den available in MARPOLE-Vancouver West. This 900 sqft unit features a very LARGE hardwood floor main room with separate programmable electronic digital thermostat heat control and includes an in-suite full size washer and dryer, electric stove, hood fan, large fridge and full bathtub.

This basement suite has a private garden patio entrance and is in a CLEAN, BRIGHT, QUIET neighbourhood just a short walk away from the Marpole Community Centre, the #17 Oak street bus, Langara College, YMCA, Marine Drive Canada Line Station, Starbucks and Safeway. This is a great space for working professionals and 2 person occupancy please.

Absolutely no smoking, alcohol & pets. ONLY for QUIET, CLEAN, RESPONSIBLE, LONG TERM tenants with references. Rent is \$1120.00 per month includes utilities-hydro & gas. ONE year lease and half month's security deposit required. This unit is available immediately. If interested please email me at st2leung@hotmail.com to set up a viewing appointment.

### Restrictions

**Dogs:** No Dogs

**Cats:** No Cats

**Smoking:** No Smoking

### Lease Details

One Year Lease

**Date Available:** Immediately

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