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Welcome to The Grace Residences in Yaletown.  
**1201-1280 Richards Street • Vancouver, BC**





**Open Floor Plan With Magnificent Water Views**

<b>OFFERED AT \$2,188,000</b>		
2 Bedrooms	• 1,844 Sq.ft.	• Fees \$840.41
2 Bathrooms	• Built 2008	• Taxes \$5,179.04 (2016)
2 Parking Spaces		

Spacious two bedroom, preferred south facing suite in Yaletown's landmark building - The Grace Residences. Elegant design with attention to fit and finish set off the great views of False Creek. Spacious living, dining and high end kitchen areas make this property ideal for entertaining. Newly installed electric blinds on all windows. Features include fireplaces in master and living room, geothermal heat, air-conditioning, 2 side by side parking stalls, large in-suite storage, indoor/outdoor pool, sauna, hot tub, gym, beautifully designed common areas, biometric security, concierge and finally, 2 balconies, 1 off master and 1 for your BBQ off the great room.

View website at [www.thegraceyaleatown.com](http://www.thegraceyaleatown.com).