



**VANGUARD  
PROPERTIES**

**FAQ**



WelcomeHome SF.com

**FREQUENTLY ASKED QUESTIONS 1000 3<sup>rd</sup> Street #1206, San Francisco**

Visit –<http://1000third1206.com>

List Price	\$1,649,000
Property Type	Condo
Year Built	2018
Square Footage	Approx. 1,267 per Realdex
Bedroom(s)	2
Bathroom(s)	2
View	City Lights, Mt Sutro and Mission Channel Creek
Heat & A/C	Central
Parking	1 Car Assigned Parking
Common Areas	Clubhouse, Exercise Room, Greenbelt, Pool, Rec Room w/Fireplace, Recreational Facilities, Sauna, Spa/Hot Tub & Barbeque.
HOA Dues	<b>\$1,081.88</b> p/m ( <b>\$23.27</b> for parking included) - Building Insurance, Grounds, Property Management, Sewer, Trash & Water, Elevator & Door Person & <b>\$40.87</b> p/month Mission Bay Maintenance Fee
Nearby Transportation	<b>Caltrain</b> , 91 3 <sup>rd</sup> -19 <sup>th</sup> Ave, 30 Stockton, 45-Union, 31 Balboa, 22 Fillmore, K Ingleside-Third, T-Third, N-Judah, the Ferry.
Nearby Restaurants & Café's	Spark Social Food Carts, House of Tadu Ethiopian Kitchen, Flour & Water Pizza Shop, SF Kebab, Brickhouse Café & Bar, Atwater Bar, and The Palm Court at RH San Francisco within 1 mile.
Nearby Parks	China Basin Park, Mission Bay Kids Park, Glen Haven Park, Mission Creek Park, Mission Bay Common, Berry Street Dog Park and Daggett Park within 1 mile.

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All information deemed reliable but not guaranteed. Buyers to do their own "due diligence".