

**Behroyan & Associates Real Estate
Services Ltd.**

Phone:
Mobile: 604-716-0005
Fax: 604-281-3343
Email: naz@behroyan.ca

1495 Clyde Avenue
West Vancouver, BC
V7T 1E9

3811 Southridge Avenue, West Vancouver, BC, V7V 3H9, Canada

MLS®# V1102415

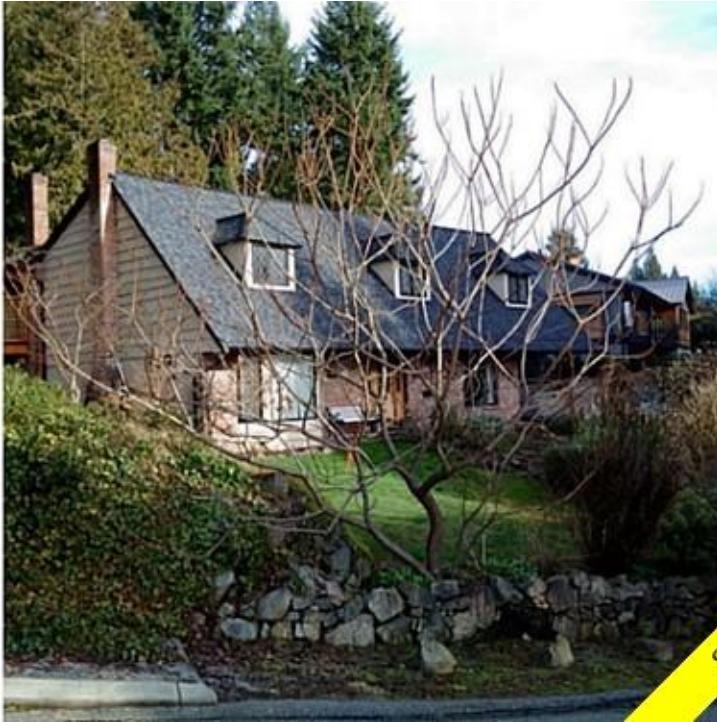


Image not found or type unknown

Property Value	\$1,998,000
Type	House
Style	2 Storey
Basement	Crawl
Year Built	1964
Taxes	4737 (2014)
Living Area	2,400 sq.ft.
Lot Size Area	15,250 sq.ft.
Bedrooms	3
Bathrooms	3 full

Description

Spectacular WATER, UBC, Point Grey and Island views great location, close to shopping, schools and public transportation. Build your dream home on this large property currently 4 bedrooms & 3 bathrooms VIEW home, with fantastic water views. Roof replaced 10 yrs ago (2005) & has 25 yr warranty, hotwater tank replaced 4 yrs ago 2011, high efficiency furnace replaced 9 years ago 2006. Professional Topographical survey plan done in 1997 and shows land size 16,247 sf property. Make an appointment to view and bring your offer.