

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

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**1495 Clyde Avenue  
West Vancouver, BC  
V7T 1E9**

**7 260 E 4TH STREET, North Vancouver, BC, V7L 1H9, Ca**

**MLS®# R2468116**



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|-----------------------|-----------------|
| <b>Property Value</b> | \$1,149,000     |
| <b>Type</b>           | Townhouse       |
| <b>Style</b>          | 3 Level Split   |
| <b>Year Built</b>     | 1993            |
| <b>Taxes</b>          | 3568.85         |
| <b>Living Area</b>    | 1,660 sq.ft.    |
| <b>Bedrooms</b>       | 3               |
| <b>Bathrooms</b>      | 2 full & 2 half |

### Description

Located in Lower Lonsdale, ThreeBeds, Four Baths, this is one of a kind modern townhome thoroughly renovated, that you and your family can comfortably settle in. The uniquely remodelled Kitchen leads to spacious eating/dining area opens to grand Living room, cozy Gas Fireplace with incredible views of COAL HARBOUR & DOWNTOWN will be perfect spot for morning coffee. South facing with tons of natural lighting with a BLOOMED WHITE DOGWOOD TREE will make your yard more cozy, private feeling and will be amazing for summer BBQ's. Two spacious Master bedrooms with Two Ensuite bathrooms is another feature of this home. Oversized Double Garage has plenty of space to store your bike and house goods. Pre inspection report is ready. Worry free strata, <https://mls.kuu.la/share/collection/7lypS?fs=1&vr=>



