

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

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

**385 Ventura Crescent, North Vancouver, BC, V7N 3G7, Canada**

**MLS®# V1042333**



<b>Property Value</b>	\$1,499,000
<b>Type</b>	House
<b>Style</b>	3 Storey
<b>Basement</b>	Full
<b>Year Built</b>	1963
<b>Taxes</b>	7422 (2013)
<b>Living Area</b>	3,689 sq.ft.
<b>Lot Size Area</b>	9,216 sq.ft.
<b>Bedrooms</b>	5
<b>Bathrooms</b>	4 full

**Description**

Spectacular ocean, downtown & Mountain views from all 3 levels of this prestigious, renovated, 3 storey, Upper Delbrook home on a large landscaped lot. Extensive use of hardwood floors with brand new marbles in the kitchen & corian countertops, Master bedroom with a round jetted tub & fabulous views. Downstairs with new designer laminate floors has a super large inlaw suite. Exterior is lavished with cultured stones & cedar shingles. Excellent opportunity for investment income or to live in. Open Sunday Feb.2 2:00-4:00 pm