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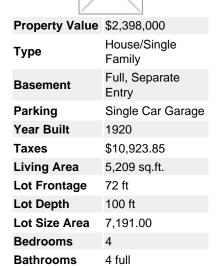
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Description

Investor alert! Decide between investing or residing in this spacious residence on two subdivided 50ft lots, offering views of Vancouver and the North Shore. In a sought-after neighborhood with great schools, this family home spans 5000sqft on 3 levels. Features include 3 suites, upgraded electrics, plumbing, kitchen, appliances, exterior paint, 2 furnaces, and 2 water tanks. Beautiful gardens with southwest exposure. Centrally located near schools, shops, and transit. Rare opportunity with the same owners for 20+ years. Live or rent out 3 suites for revenue. A solid, non-heritage property with fantastic value in 2 PID's.



































