

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

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1495 Clyde Avenue  
West Vancouver, BC  
V7T 1E9

1854 Mathers Court, West Vancouver, BC, V7V 2L2, Canada

**MLS®# R2420278**



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<b>Property Value</b>	\$2,398,800
<b>Type</b>	House
<b>Basement</b>	Fully Finished, Separate Entry
<b>Parking</b>	4 cars
<b>Year Built</b>	1969
<b>Living Area</b>	2,294 sq.ft.
<b>Lot Frontage</b>	40 ft
<b>Lot Depth</b>	160 ft
<b>Lot Size Area</b>	9,386 sq.ft.
<b>Bedrooms</b>	3
<b>Bathrooms</b>	3 full
<b>School District</b>	West Vancouver

### Description

This beautiful spacious 2,294sqft family home in Ambelside has been completely renovated and has new stainless steel appliances. Centrally located with 4 bedrooms and 3 bathrooms.