

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

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

1921 Fulton Avenue, West Vancouver, BC, V7V 1T2, Canada

MLS®# R2640203



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Property Value	\$2,688,000
Type	House
Basement	Unfinished
Parking	Carport; multiple
Year Built	1941
Taxes	\$5,648.02
Living Area	3,070 sq.ft.
Lot Frontage	57 ft
Lot Depth	130 ft
Lot Size Area	7,354 sq.ft.
Bedrooms	4
Bathrooms	2 full

Description

Welcome to 1921 Fulton Avenue. Walking distance to shops, library, Rec Centre, Senior 's Centre, seawall, the bus to downtown, West Vancouver Secondary School, École Pauline Johnson Elementary School. Truly a dream neighbourhood to raise a family. Main level consists of the Master bedroom, full bathroom, spacious living room, and cross hall dining. Great size eating area in kitchen, which looks out to a well landscaped rear garden. Upstairs has two bedrooms and a den/bedroom as well as a full bathroom. Basement is unfinished with potential for a two bedroom suite or 2 one bedroom mortgage helpers.

*3rd bedroom upstairs has no door or closet.



