



Presented by:
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Active
R2221210
Board: V
House/Single Family

219 E 26TH STREET
North Vancouver
Upper Lonsdale
V7N 1A7

Residential Detached
\$1,748,000 (LP)
(SP)



Sold Date: Frontage (feet): **50.00** Original Price: **\$1,748,000**
Meas. Type: **Feet** Bedrooms: **4** Approx. Year Built: **1958**
Depth / Size: **114.1** Bathrooms: **3** Age: **59**
Lot Area (sq.ft.): **5,705.00** Full Baths: **3** Zoning: **RS1**
Flood Plain: Half Baths: **0** Gross Taxes: **\$4,577.78**
Rear Yard Exp: **Southwest** For Tax Year: **2017**
Council Apprv?: Tax Inc. Utilities?:
If new, GST/HST inc?: P.I.D.: **012-930-440**
Tour: **Virtual Tour URL**

View: **Yes: PEAK A BOO CITY AND MOUNTAINS**
Complex / Subdiv: **UPPER LONSDALE**
Services Connected: **Electricity, Natural Gas, Sanitary Sewer, Storm Sewer, Water**

Style of Home: **2 Storey**
Construction: **Frame - Wood**
Exterior: **Wood**
Foundation: **Concrete Perimeter**
Rain Screen:
Renovations: **Completely**
of Fireplaces: **2**
Fireplace Fuel: **Gas - Natural, Wood**
Water Supply: **City/Municipal**
Fuel/Heating: **Forced Air, Natural Gas**
Outdoor Area: **Balcny(s) Patio(s) Dck(s)**
Type of Roof: **Asphalt**

Reno. Year: **2017**
R.I. Plumbing: **No**
R.I. Fireplaces:

Total Parking: **4** Covered Parking: **1** Parking Access: **Front, Rear**
Parking: **Carport; Single, Open, RV Parking Avail.**

Dist. to Public Transit: **2 BLOCKS** Dist. to School Bus: **2 BLOCKS**
Title to Land: **Freehold NonStrata**

Property Disc.: **Yes**
PAD Rental:
Fixtures Leased: **No** :
Fixtures Rmvd: **No** :
Floor Finish: **Hardwood**

Legal: **PL VAP3410 LT 4 BLK 230 DL 546 LD 36. GROUP 1.**

Amenities: **In Suite Laundry**

Site Influences: **Central Location, Lane Access, Recreation Nearby, Shopping Nearby, Ski Hill Nearby**
Features: **ClthWsh/Dryr/Frdg/Stve/DW, Freezer, Microwave, Security System, Wet Bar, Windows - Thermo**

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Foyer	10'6 x 4'0	Bsmt	Bedroom	15'6 x 12'9			x
Main	Living Room	18'2 x 12'10	Bsmt	Storage	9'10 x 7'2			x
Main	Dining Room	10'0 x 9'1			x			x
Main	Kitchen	15'0 x 8'11			x			x
Main	Bedroom	11'8 x 8'4			x			x
Main	Master Bedroom	11'8 x 11'7			x			x
Main	Walk-In Closet	6'11 x 6'8			x			x
Bsmt	Mud Room	9'0 x 5'0			x			x
Bsmt	Bedroom	12'0 x 9'0			x			
Bsmt	Recreation	18'2 x 11'5			x			

Finished Floor (Main): **1,174**
Finished Floor (Above): **0**
Finished Floor (Below): **0**
Finished Floor (Basement): **866**
Finished Floor (Total): **2,040 sq. ft.**

Unfinished Floor: **0**
Grand Total: **2,040 sq. ft.**

of Rooms: **12**
of Kitchens: **1**
of Levels: **2**
Suite: **None**
Crawl/Bsmt. Height:
Beds in Basement: **2** Beds not in Basement: **2**
Basement: **Full**

Bath	Floor	# of Pieces	Ensuite?
1	Main	3	No
2	Main	5	Yes
3	Bsmt	3	No
4			
5			
6			
7			
8			

Outbuildings
Barn:
Workshop/Shed:
Pool:
Garage Sz:
Door Height:

Listing Broker(s): **RE/MAX Crest Realty**

RE/MAX Crest Realty

Come home to this CHARMING south-west facing home situated on a quiet street in North Vancouver's desirable neighborhood, Upper Lonsdale. This STUNNING 2017 renovation offers over 2,000 Sq. Ft of living space + a FUTURE coach house development opportunity for an additional 1,000 Sq. Ft. A whole host of interior updates include: shaker kitchen cabinets, stainless steel LG appliances, wine fridge, quartz counter tops, & engineered wide plank oak hardwood flooring. Also enjoy two gas fireplaces, a his & hers walk in closet, recreation room up and down laundry room. Did we mention EASY Access to the highway? This is an outstanding location within minutes to shopping & transportation. Do not miss out on this opportunity! Call listing agent for details Open November 18 & 19th, 2-4 PM