Carrier Contraction	1		Pres	sented by:						
				ret H Leu					MIN	Above
				604-263-2823	-у					the noud!"
				rgaretleungrealty. 22@telus.net	.com				8	
Active 394 R2384970				42 W 32ND AVENUE				Residential Detached		
Board: V			Vancouver West Dunbar				\$3,788,000 (LP)			
louse/Single	Family		V	6S 1Z3						(SP) M
	A DESCRIPTION OF		Sold Date:		Frontage		33.00	-	Price: \$3,	
			Meas. Type:	Feet	Bedrooms		5	Approx. Year Built:		
			Depth / Size:	130	Bathroon Full Bath		6	Age:		1 BC 5
			Lot Area (sq.ft. Flood Plain:	.): 4,291.00	Half Bath		4 2	Zoning: Gross Ta	VOCI	RS-5 \$8,229.0
			Rear Yard Exp:	South	Hall Dau	15.	2	For Tax '		\$0,229.0 2018
	39		Council Apprv?						Utilities?:	
	42		If new, GST/HS						30-280-3	
								Tour:		
			View	-				10011		
			View:	:						
			Complex / Sub		Natural		item Con	way Wata	-	
			Services Conne Sewer Type:	ected: Electricity	, Natural (Gas, San	litary Sev	ver, wate	F	
yle of Home:	2 Storey w/Bsmt.		Sewer Type.	Total Parking: 2	Covered F	Parking: 2	Parking	Access: L	ane	
onstruction:	Frame - Wood			Parking: Garage;		5				
terior: oundation:	Mixed, Stucco Concrete Perimeter			Dist. to Public Tra	nsit		Dist to	School Bus		
ain Screen:	concrete r enmeter	Reno. Year:		Title to Land: Fi		nStrata	Dist. (0	School Bu		
enovations:		R.I. Plumbing:								
of Fireplaces: ireplace Fuel:		R.I. Fireplaces	:	Property Disc.: Yo PAD Rental:	es					
/ater Supply:	City/Municipal	Metered Water	r:	Fixtures Leased: N						
	Natural Gas, Radiant Balcny(s) Patio(s) Dck(s	a		Fixtures Rmvd: N Floor Finish:	.0:					
	Asphalt	,								
aalu	LOT 3, BLOCK 57, PLAN	EPP69312, DISTR	ICT LOT 2027, (GROUP 1, NEW W	ESTMINST	ER LAND	DISTRICT	г		
eyal:										
2										
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menities: te Influences:	Central Location, Private Air Conditioning, ClthWs				ng Nearby					
menities: te Influences: eatures:	Air Conditioning, ClthWs Type Dim	h/Dryr/Frdg/Stv nensions Floor	e/DŴ, Heat Red Type	cov. Vent.	Dimensions	Floor	Ту	/pe		Dimensions
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Beautiful new home on 33 x 130 ft. lot in desirable Dunbar location. Close to park, shopping, St George's School and Lloyd Byng High. Open floor plan offering high ceiling and comfortable living space. Dream gourmet kitchen and wok kitchen. Upper floor has a sumptuous master bedroom with deluxe en-suite and 2 other en-suite bedrooms. Lower level has a media room, powder room, separate entrance for a potential 2 bedrooms & full bathroom in-law or nanny suite. Features air-con, tasteful wall finishings, mouldings, light fixtures etc. South facing backyard and 2 car garage. This is a new house that will impress you.