

HOME NOTES

329 CARTELIER ROAD, NORTH VANCOUVER

2015 Significant remodel/renovation to the home

Furnace 2015

- Downstairs suite has been separated from main floor air source to provide dual climates/air exchange.

Roof: 2015 (Main) 2017 (Garage)

Electrical: significantly upgraded in 2015 with renovations, not full.

Plumbing: 2015 renovation changed much of the plumbing

Suite heated entirely with in-floor radiant heat, below Ceramic tiles.

Deck: Trex

Irrigation system throughout property

Doors upgraded to solid fir, multi-point european locking mechanisms

Windows upgraded to solid fir.

Travertine tiling throughout master bathroom shower/steam and jacuzzi.

Cedar siding

Cedar soffits

2 wood burning fireplaces

Security: wired for security (if required)

Items Included (Main)

- Fridge
- Stove
- Hood Fan
- Dishwasher
- Washer/Dryer
- Security System
- Electronic window coverings/shades
- Television mounts

Items Included (Suite)

- Fridge
- Stove
- Dishwasher
- Washer/Dryer
- Electronic window coverings/shades

Items EXCLUDED:

- All Pendant lighting

DATES PREFERRED:

Flexible



Presented by: **Brandon Crichton**

VPG Realty Inc.
Phone: 778-847-2453
www.brandoncrichton.com
brandon@vpgrealty.ca



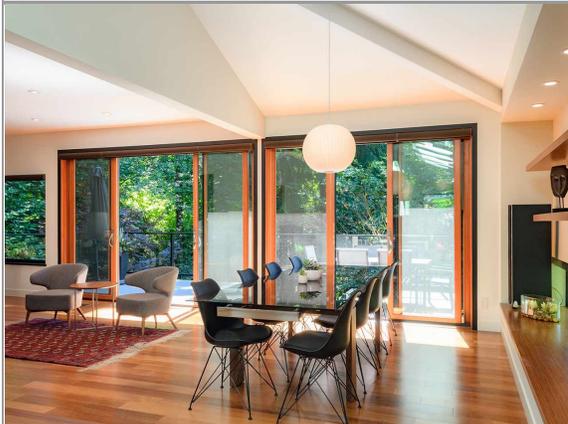
Active
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Board: V
House/Single Family

329 CARTELIER ROAD

North Vancouver
Upper Delbrook
V7N 3B6

Residential Detached

\$2,180,000 (LP)
(SP)



Sold Date:	Frontage (feet):	60.00	Original Price: \$2,180,000
Meas. Type: Feet	Bedrooms:	4	Approx. Year Built: 1973
Depth / Size: 120	Bathrooms:	5	Age: 45
Lot Area (sq.ft.): 7,720.00	Full Baths:	5	Zoning: SFD
Flood Plain:	Half Baths:	0	Gross Taxes: \$7,396.08
Rear Yard Exp:			For Tax Year: 2017
Council Apprv?:			Tax Inc. Utilities?:
If new, GST/HST inc?:			P.I.D.: 008-951-781
			Tour: Virtual Tour URL

View: **: PRIVACY, PEACEFUL**

Complex / Subdiv:

Services Connected: **Electricity, Natural Gas, Water**

Style of Home: **3 Storey**
 Construction: **Frame - Wood**
 Exterior: **Wood**
 Foundation: **Other**
 Rain Screen:
 Renovations: **Completely**
 # of Fireplaces: **2**
 Fireplace Fuel: **Wood**
 Water Supply: **City/Municipal**
 Fuel/Heating: **Forced Air, Hot Water**
 Outdoor Area: **Balcny(s) Patio(s) Dck(s)**
 Type of Roof: **Asphalt**

Total Parking: **5** Covered Parking: **2** Parking Access:
 Parking: **Carport; Multiple**

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

Property Disc.: **Yes**
 PAD Rental:
 Fixtures Leased: **No** :
 Fixtures Rmvd: **: SEE HOME NOTES**
 Floor Finish:

Legal: **PL VAP12456 LT 25 BLK 4 DL 785 LD 36. GROUP 1.**

Amenities:
Site Influences:
Features: **ClthWsh/Dryr/Frdg/Stve/DW, Drapes/Window Coverings**

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Living Room	26'6 x 13'0	Below	Kitchen	16'7 x 8'0			x
Main	Dining Room	16'6 x 13'0	Below	Bedroom	10'0 x 13'5			x
Main	Bedroom	11'10 x 9'1	Below	Recreation	11'0 x 11'5			x
Main	Bedroom	11'11 x 9'9	Below	Laundry	10'11 x 5'3			x
Main	Family Room	15'5 x 10'4	Below	Laundry	11'8 x 8'7			x
Main	Kitchen	16'7 x 13'0			x			x
Main	Patio	28'2 x 10'0			x			x
Above	Master Bedroom	19'1 x 23'9			x			x
Below	Living Room	13'8 x 12'7			x			
Below	Dining Room	12'7 x 9'0			x			

Finished Floor (Main): 1,790	# of Rooms: 15	Bath	Floor	# of Pieces	Ensuite?	Outbuildings
Finished Floor (Above): 512	# of Kitchens: 2	1	Above	4	Yes	Barn:
Finished Floor (Below): 0	# of Levels: 3	2	Main	3	Yes	Workshop/Shed:
Finished Floor (Basement): 1,393	Suite: Unauthorized Suite	3	Main	3	No	Pool:
Finished Floor (Total): 3,695 sq. ft.	Crawl/Bsmt. Height:	4	Below	3	Yes	Garage Sz:
	Beds in Basement: 0 Beds not in Basement: 4	5	Below	3	No	Door Height:
Unfinished Floor: 0	Basement: Fully Finished	6				
Grand Total: 3,695 sq. ft.		7				
		8				

Listing Broker(s): **VPG Realty Inc.** **Sutton Group-West Coast Realty**

A ZEN INSPIRED RETREAT IN UPPER DELBROOK - Set amongst a stunning enclave of west coast contemporary cedar homes, this redesigned gem is a 'one-of-a-kind' masterpiece. Architecturally designed, the home is a true entertainers dream, boasting over 1,400 sq. ft. of outdoor patio space & manicured gardens enjoyed in complete privacy. Solid fir glass doors open the expansive formal living & dining room onto a tiered patio that enjoys complete privacy. The Master Bedroom Suite – completed with oversized steam shower, jetted tub, and it's own entertainment nook is incredibly unique. Full 2-Bed suite downstairs features 9 ft ceilings, steam shower, radiant floor heat, and walk-out patio. A HOME YOU NEED TO SEE SUNDAY JULY 1ST - 12:00-2:00pm