



For your next level

2348 PALMERSTON AVENUE, WEST VANCOUVER

Offered at: \$8,000,000

5 BEDS 3+1 BATHS 5,228 SQ.FT. HOME

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AN ARCHITECTUREAL MASTERPIECE

West Vancouver Modern Architectural Masterpiece. Designed by renowned architects McLeod Bovell, and featured in industry magazines such as Azure, "The G'Day House" flows seamlessly from inside to out and front to back.

Seven glazed curtain-wall doors disappear discreetly into wall pockets to let the kitchen, living room and dining room merge with the 180 degree south facing ocean views and, in the process, turn the main floor into a continuous space ready-made for entertaining and magnificent sunsets. In particular the Entertainers' Kitchen includes a 4.9-metre-long, quartz-topped kitchen island and high-end Miele appliances including: oven, steam oven, range, dishwasher, refrigerator and freezer.







AMENITIES

Backyard
Basement - Finished
Breakfast Bar
Eat in Kitchen
Ensuite Bathroom
Fireplace
Garage
Hardwood Floors
Heated Floors
Home Automation

Laundry
Ocean Views
Open Floor Plan
Outdoor Living
Outdoor Pool
Pantry
Patio
Privacy
Professional Grade Appliances
Quartz Countertops

Radiant Floor
Security System
Self-Contained Suite
Spa/Hot Tub
Therm. Window/Door
Walk In Closet
Walk Out Basement
Wet Bar
Wood Fence
Wraparound Deck

WEST VANCOUVER MODERN MASTERPIECE

2348 Palmerston Avenue, West Vancouver, BC

5 BEDS 3.5 BATHS 5,228 SQ.FT.

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OFFERED AT \$8,000,000

The private spaces are relegated to the lower levels. Three bedrooms, including the master bedroom and ensuite bathroom, sit a floor below the entrance, with a guest suite, a recreation room, a craft room and laundry facilities occupying the bottom level. Indoor and outdoor spaces hold equal priority.

Materials, form, and spatial relationships are intended to evoke the feel of a beach house: simple, casual and flexible. The dining table and wood-burning fireplace can both be rotated to support a variety of arrangements depending on weather and number of guests.

With a total floor space of 5228 square feet some of the more notable features include rough hewn white oak floorboards including white oak custom millwork for all internal cabinetry, Onyx stone accents in master bathroom and powder room, large format basalt slabs in kitchen and living room wall, Accoya decking, soffit and external cladding, radiant in-floor heating, wood burning suspended orb fireplace, heated plunge pool, smart lighting, Control4 Smart Lighting and Sound, reflective pool. A unique home for a discerning buyer.



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