

MARKETED BY: BERNADETTE DUNNIGAN
PERSONAL REAL ESTATE CORPORATION



DISCOVER YOUR DREAM HOME

124-649 EAST 3RD STREET, NORTH VANCOUVER







ENDLESS POSSIBILITIES AND BREATHTAKING VIEWS

This stunning townhome is a dream come true! With over 2200 sqft of indoor living space and an additional 661 sqft of outdoor living space, including 400 sqft of flexible space, it offers endless possibilities as a mortgage helper, in-law suite, bike room, or work area.

Enjoy breathtaking views from the expansive rooftop deck and let natural light flow in through the architectural lightwell. The beautiful kitchen features high-end integrated Bosch appliances, radiant in-floor heating, and wide-plank engineered hardwood floors.

With 3 spacious bedrooms and a den, there's plenty of space for the whole family. Step outside and relax on the private patio or stroll to nearby Moodyville Park and entrance to the Spirit Trail. Located just blocks away from the vibrant Lower Lonsdale and ShipYards District, this townhome has everything. Don't miss out on the opportunity to own your dream home!

PANORAMIC VIEW FROM THE PRIVATE ROOFTOP DECK

Bedrooms: 3
Bathrooms: 4.5
Living Area: 2206 SqFt
Parking: 2
Strata Fee: \$769.11

Features:
High End Appliances
500 Sqft of Outdoor Space
Mortgage Helper Suite

School Catchment: Ridgeway Elementary
Sutherland Secondary



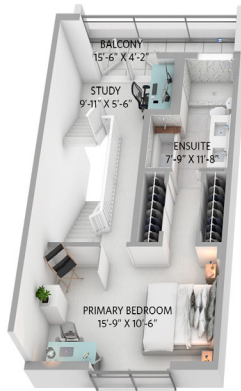
#124-649 East 3rd Street North Vancouver, BC

3 bedrooms + 4 1/2 bathrooms

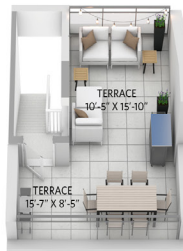
Level One: 409 sq.ft.
Level Two: 594 sq.ft.
Level Three: 603 sq.ft.
Level Four: 519 sq.ft.
Level Five: 81 sq.ft.
Total Interior: 2,206 sq.ft.

Exterior Living: 496 sq.ft.

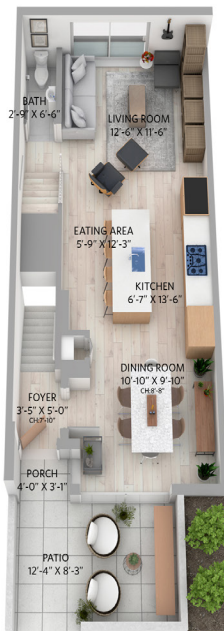
Level Four - 519 sq.ft.
Ceiling height - 9' 0"



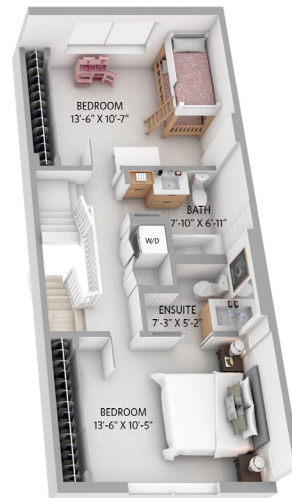
Level Five - 81 sq.ft.
Ceiling height - 8' 0"



Level Two - 594 sq.ft.
Ceiling height - 7' 10" to 36' 7"



Level Three - 603 sq.ft.
Ceiling height - 8' 0"



Level One - 409 sq.ft.
Ceiling height - 8' 5" to 13' 6"



ENTRANCE

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