



4877 ■















COMPLETELY RENOVATED OVER 70 PERCENT IN 2012, this incredible home with **A VIEW OF THE LIONS GATE BRIDGE** on a private gated 18,000 sq. ft. sun drenched **FLAT LOT** exemplifies a true **WEST COAST LIFESTYLE**. Exclusively designed by Sig Toews and **CUSTOM** built by Jack Nash, this 4/5 bedroom/den in **EDGEMONT** has a beautiful combination of contemporary with an understated elegance that can only be appreciated in person. The wide plank oak floors, the hand-sanded grain fir doors, the custom glass and steel floating staircase with absolutely **STUNNING VIEWS** of the city, Lions Gate Bridge, Stanley Park and the Gulf Islands. Great kids backyard with **AMAZING** swimming pool and jacuzzi hot tub. **VIEW/POOL/LARGE LOT = PRICELESS!!!** ■































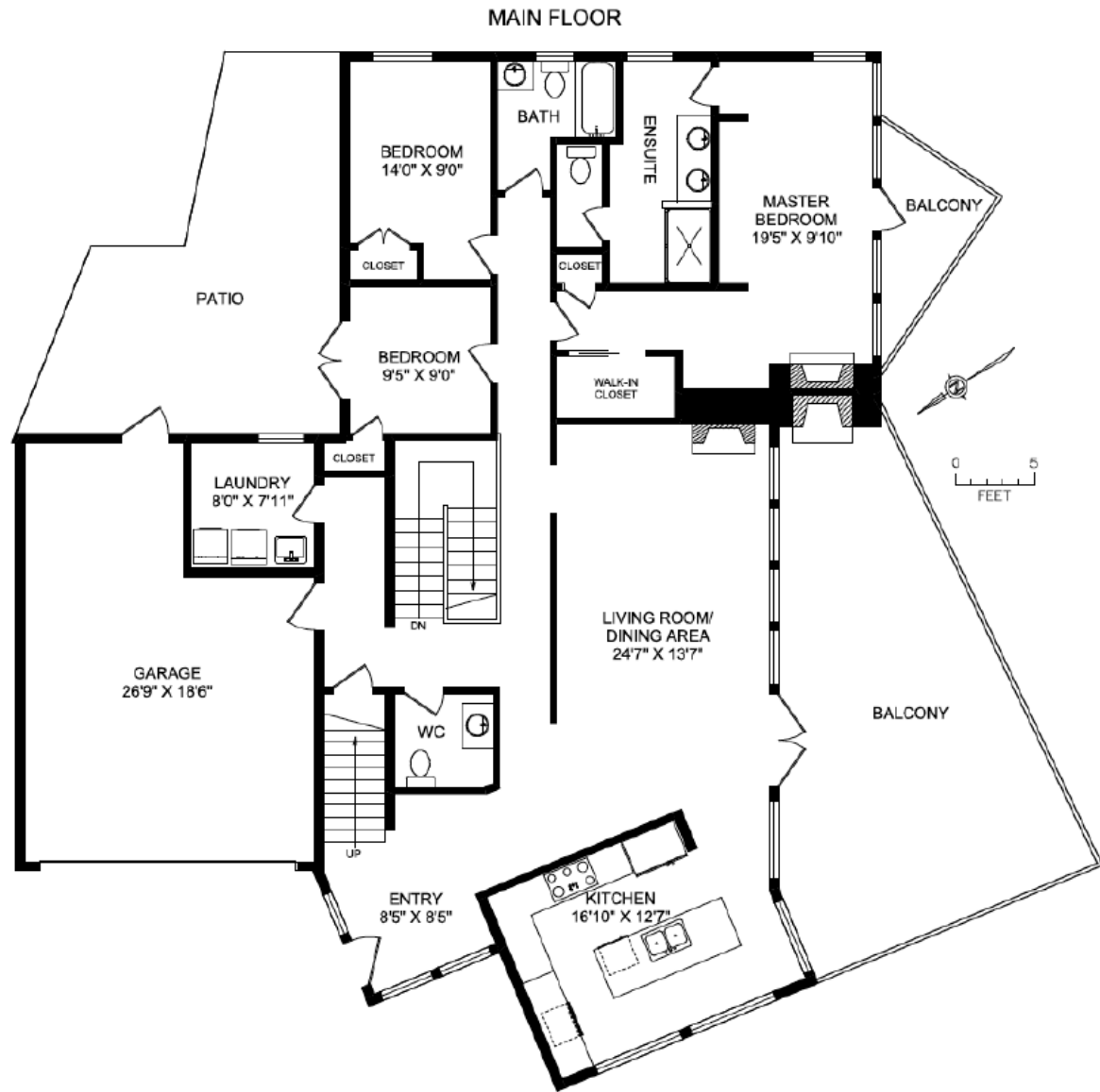




# 4877

EDGEMONT  
NORTH VANCOUVER

MAIN FLOOR: 2,016 SQ. FT.  
UPPER FLOOR: 682 SQ. FT.  
LOWER FLOOR: 1599 SQ. FT.  
CABANA: 290 SQ. FT.  
  
TOTAL: 4,587 SQ. FT.

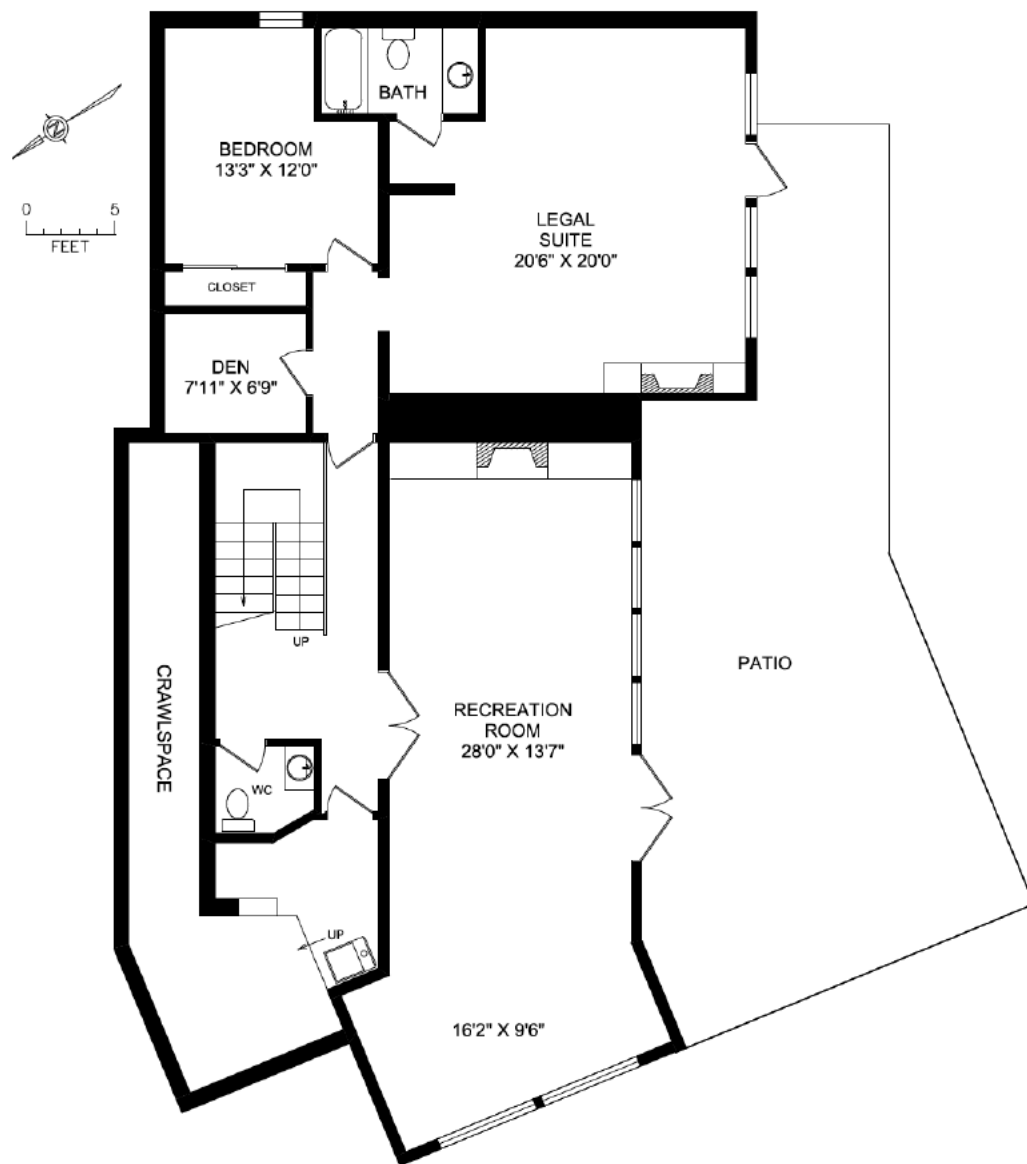


MAIN FLOOR

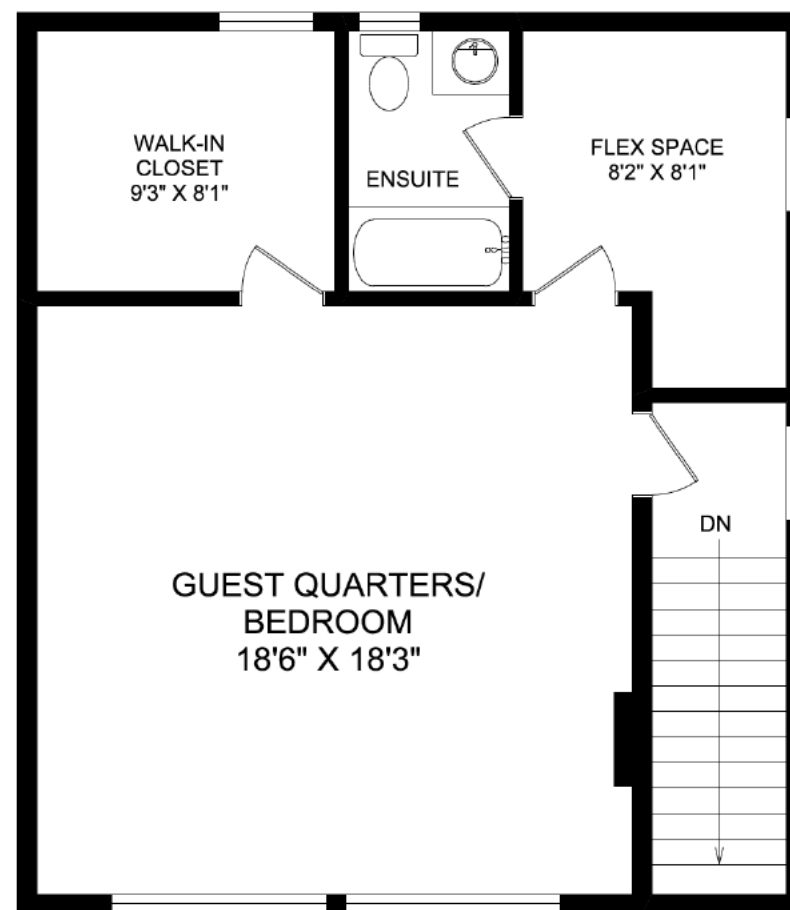


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**LOWER FLOOR**



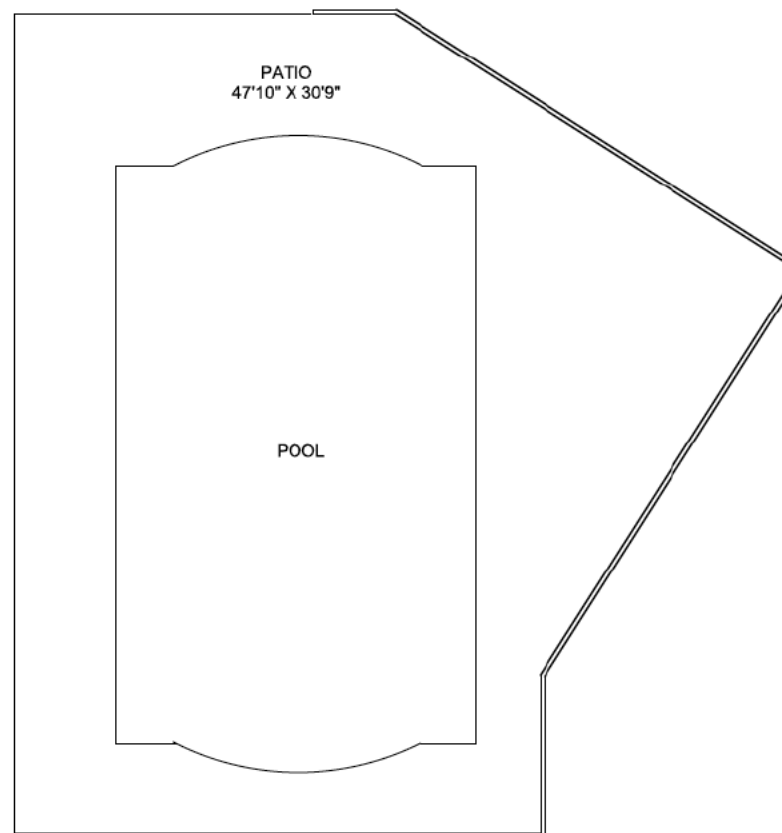
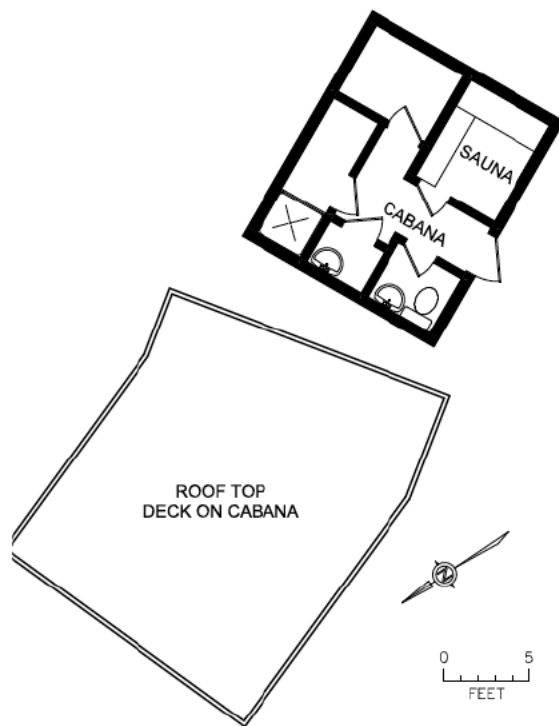
**UPPER FLOOR**

MAIN FLOOR:	2,016 SQ. FT.
UPPER FLOOR:	682 SQ. FT.
LOWER FLOOR:	1599 SQ. FT.
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<b>TOTAL:</b>	<b>4,587 SQ. FT.</b>



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## CABANA







When it comes to marketing a home, Derek Grech believes that **EVERY HOME DEMANDS ITS OWN** Strategy and he has proven himself as a REALTOR® for **DELIVERING MARKETING** that differentiates himself and the properties he lists from the pack. When you **LIST YOUR HOME** with Derek Grech, **EXPECT A STRATEGIC PLAN** to get your **HOME SOLD**.

EVERY HOME DEMANDS  
ITS OWN STRATEGY ...

**THAT'S THE POINT** ■

For over 15 years, Derek strategically marketed leading international brands across North America such as McDonald's Restaurants, Future Shop, Best Buy, Nike, Sears and other international brands. As he enters his 9th year in real estate, Derek has held the number 1 position in Angell Hasman & Associates for the past 3 years.

Innovation and awareness are key to delivering first-in-class marketing approaches, and as a result, Derek has become an industry leader very quickly. Give him a call or stop by his new office location at 2430 Marine Drive, West Vancouver.

TAKING REAL ESTATE MARKETING  
TO AN ENTIRELY NEW LEVEL.

604.833.4862  
[DEREKGRECH.COM](http://DEREKGRECH.COM)



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This communication is not intended to cause or induce breach of an existing agency agreement.



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