

*...and you thought you couldn't afford
prime Vancouver West!*



*Gorgeous, perfect growing young family space...
Vancouver's best kept secret
and affordable smart choice!*

Marketing by Judith Meisen BuyVancouver



...Living Room

A functional pretty house that offers every family comfort...

Living Room into Dining Room...



6383 Salish Drive
Vancouver



...Kitchen



Kitchen...



...Family Room

Quality details throughout...



Master Bedroom ...



...Walk-in Closet



Suite Kitchen...



...Bathroom



Laundry Room...

6383 Salish Drive, Vancouver

bright

charismatic

impeccable



On first impression, the effect is WOW, is this for real?! This pretty house is a haven within a haven. Salish Park is a quiet community in an urban 'country' setting central to Vancouver's top schools including St George's and Crofton House, UBC, YVR and the best recreation destinations the City has to offer.

Natural and fresh, the design offers flexible alternatives for growing families. Main rooms are luxuriously spacious, enjoying a bright quality from the premium west exposure. The living room with fireplace and open dining room offer a 'Great Room' space overlooking the garden, are beautiful. The newly remodeled open kitchen off a pretty breakfast garden patio is a show-off gourmet charmer, with stunning engineered quartz counters, new stainless steel appliances, spacious built-in cabinets and eating area off the split-level family room. A bright new laundry/mud room on the main floor is conveniently located off the garage entrance. Level finishes with a comfortably large two-piece Powder Room.

The Second Level boasts four restful and spacious bedrooms. The expansive Master Bedroom enjoys an ample ensuite off a vast and bright walk-in closet. Additional on this level is a large four piece main bathroom and two decks, one directly off the Master Bedroom.

The Lower Level features a separate entry one bedroom unauthorized suite, with open-fired fireplace and 3 piece bathroom and highlighting a sparkling white and stainless new kitchen. The large family Recreation Room on this level offers flexible and easy opportunity to convert the unauthorized suite into a two bedroom component. Excellent crawl space (approximately 5'5" height) and under stairs utility storage areas complete this level.

Pretty surrounding landscaping is easy care and has been expertly designed to embrace the property with charm. In a hot market this is an opportunity to finally feel good about value return! This spacious yet compact charming house offers unequaled perfection for busy families!

2014 Gross Taxes \$6,152.29

Approximate Year Built 1977

Open main rooms, 4 Bedrooms, 4 Bathrooms, new Kitchen with Eating Area off Family Room.

499 sf attached garage from wide front driveway entrance

3937 sq. ft. (per Vancouver Realtor Support measurements)

Prime Vancouver West Location

Salish Park Pre-paid Lease to 2073

Asking \$898,000



This property is shown by appointment.

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