



24 3490 MT SEYMOUR PARKWAY

NORTH VANCOUVER

'27NORTH' 2 BDRM TOWNHOME

2 Beds | 1.5 Baths | 1,129 Sq/Ft

■ Like new 2 Bdrm townhome in Northlands boutique development '27North'! Offering over 1,100 sq/ft of living space plus over 300 sq/ft across two decks. The main level features an open plan design with a bright south facing outlook and sliders that lead to your private balcony that expands the width of the home. Includes a timeless yet modern kitchen with two tone cabinets, quartz counters, and stainless appliances including a Fisher-Paykel fridge and stove with gas cooktop. The living room offers corner windows and features a linear fireplace. The main floor balcony is ideal for indoor/outdoor living with plenty of room for a table and chairs plus seating (or a fire bowl). The upper level offers two bedrooms and a 4-piece bathroom including the primary bedroom with walk-in closet and access to a private balcony. Completing the top floor is in-suite laundry. The home comes with a secured parking stall and separate storage locker. 27North was completed in 2021 with the majority of the 2-5-10 new home warranty remaining. Pets and rentals allowed. Additional features include 9' ceilings in living areas, forced air heating and COOLING, instant hot water on demand, heated tile floors in the upper bathroom, triple glazed windows, and custom curtains. Set in a convenient location steps to all Parkgate shopping center amenities, near the library and rec centre; an easy walk or ride to trails; and just a short drive to great outdoor recreation including golf, marinas, skiing, and more.

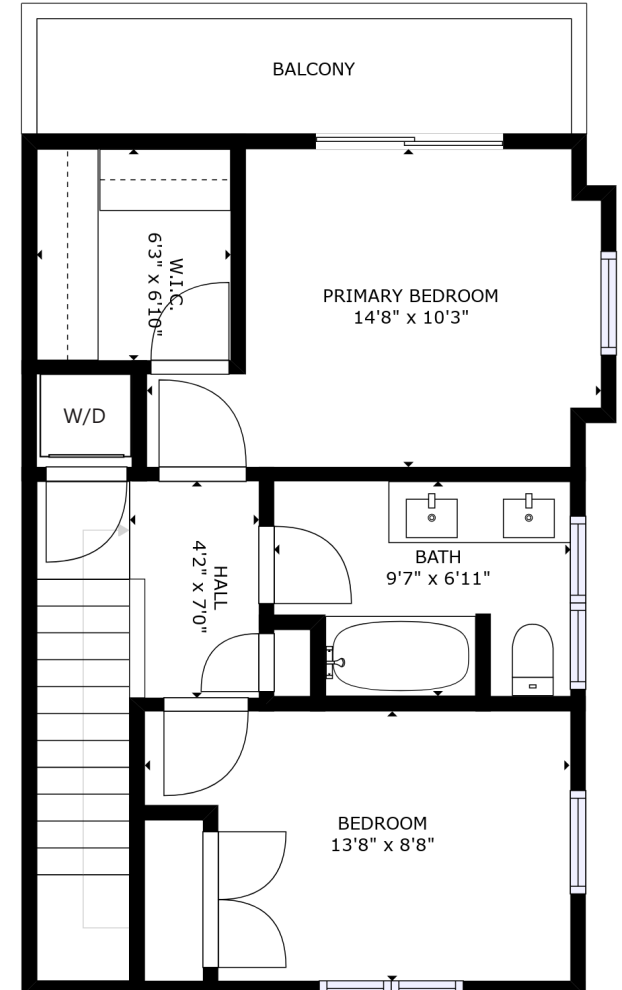
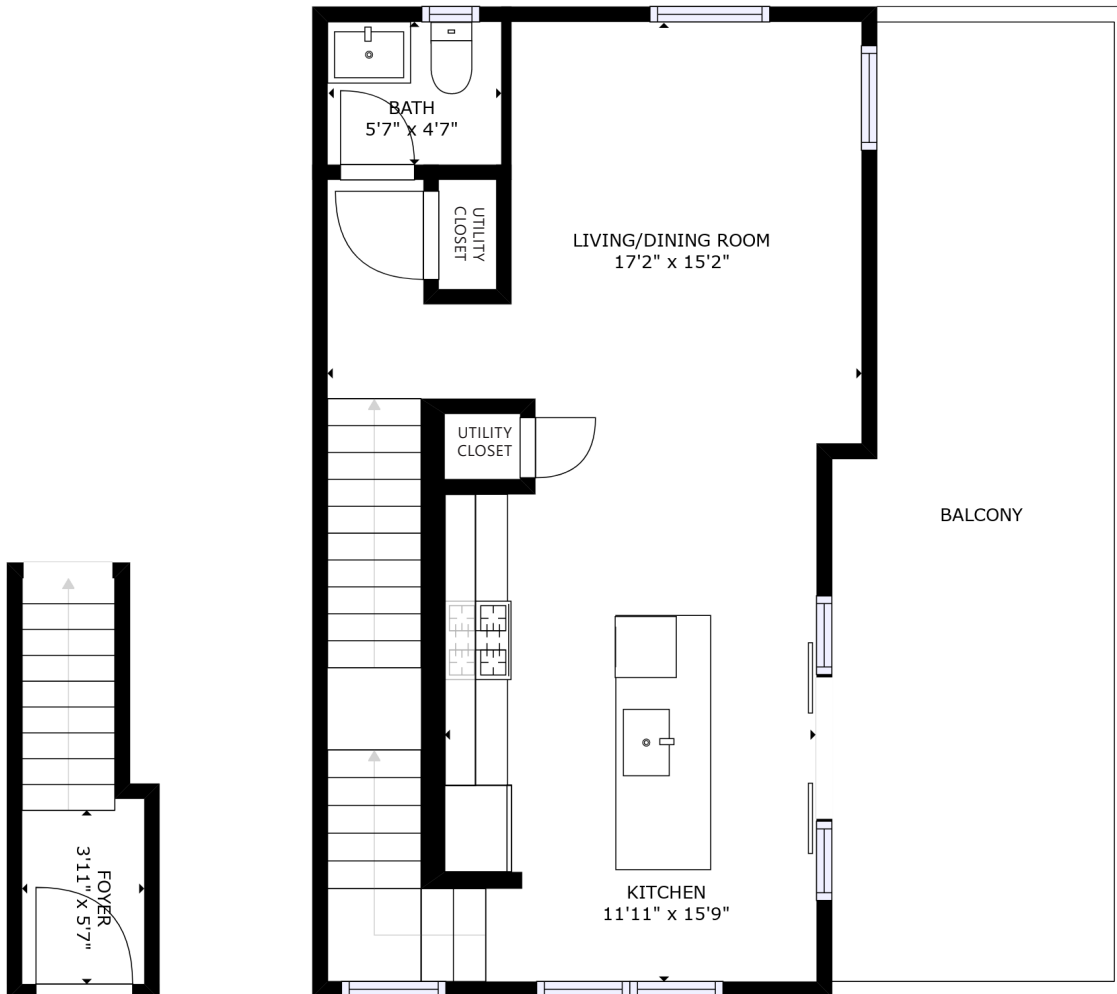






SQ/FT TOTALS

Entry Level: 62 sq/ft
 Main Level: 555 sq/ft
 Upper Level: 512 sq/ft
 Total: 1,129 sq/ft



Layout, square footage, and measurements by Matterport.
 Square footage, room measurements, & dimensions are approximate and not guaranteed.
 Information should not be relied upon without independent verification.
 This communication is not intended to cause or induce breach of an existing agency agreement.

For more information
 Call **604 983 2518** or visit
RealEstateNorthShore.com