

**RE/MAX
ROSSETTI
REALTY**



926 EAST 29TH STREET

NORTH VANCOUVER

GREAT VALUE IN LYNN VALLEY

5 Beds | 3 Baths | 2,905 Sq/ft

■ Great value in a Lynn Valley family home! Offering 5 bedrooms, 3 bathrooms, and over 2,900 sq/ft on 2 levels (including an optional 2 bdrm suite). The main floor features a terrific, practical layout with hardwood floors throughout and an open plan dining room/living room with wood burning fireplace. The adjacent oversized kitchen offers plenty of cupboard and counter space, gas range, terrific natural light from the east & south facing windows, and includes an eating area with slider access to a balcony and direct access to the backyard. Completing the main are three bedrooms including the master with walk-in closet and three piece ensuite. The above ground lower level offers separate access for the suite and includes a large recreation room with wood burning fireplace, 2 bedrooms, updated bathroom, kitchen, and a large unfinished storage room that could be finished for additional living for the main floor. Set on a 60' x 126' North/South oriented level lot with open parking, a grassed fenced front yard, and large & private fenced backyard (with a detached garden shed and an enclosed dog run). Conveniently located close to well thought of Boundary Elementary and Argyle Secondary, on transit, close to Karen Magnussen Community Centre, and just a short walk to Lynn Valley Shopping.

Listed at \$1,299,000



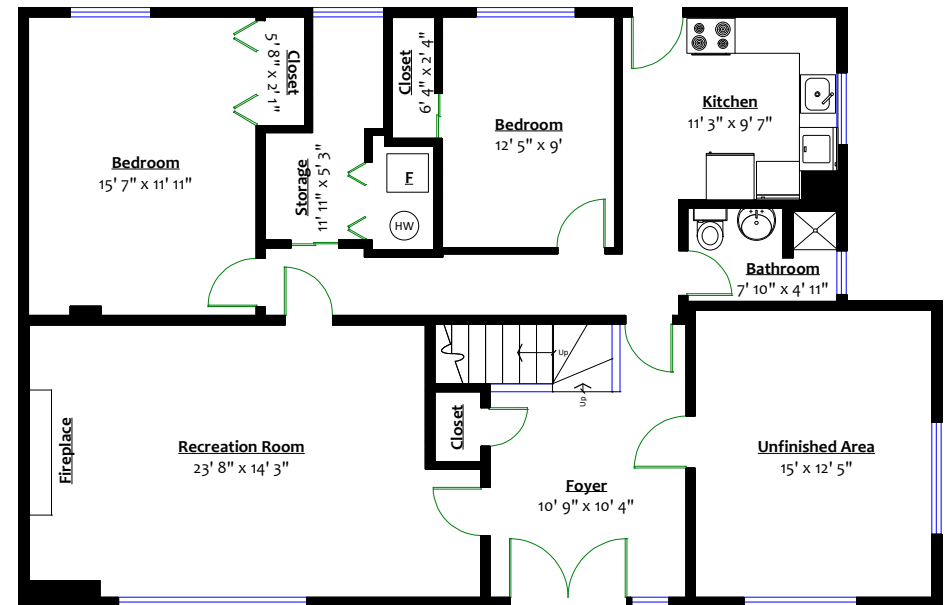
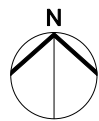
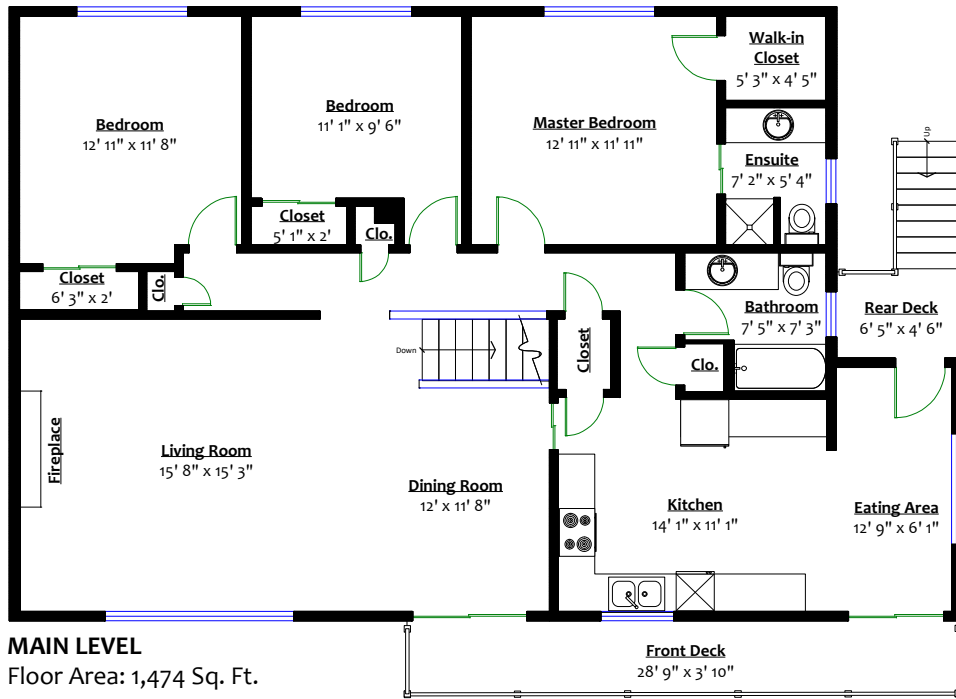




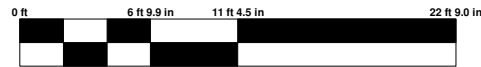
For more information
 Call 604 983 2518 or visit
RealEstateNorthShore.com

SQ/FT TOTALS

Main Level:	1,474 sq/ft	Front Deck:	109 sq/ft
Lower Level:	1,229 sq/ft	Rear Deck:	51 sq/ft
TOTAL (Finished):	2,703 sq/ft		
Lower (Unfinished):	202 sq/ft		
GRAND TOTAL:	2,905 sq/ft		



LOWER LEVEL
 Finished Floor Area: 1,229 Sq. Ft.
 Unfinished Floor Area: 202 Sq. Ft.



Sq/ft & room measurements are approx. based on interior measurements to exterior walls.
 Information should not be relied upon without independent verification.
 This communication is not intended to cause or induce breach of an existing agency agreement.