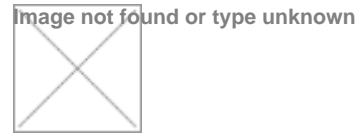


Kasha Riddle  
Phone: 604-803-7070  
Mobile:  
Fax:  
Email: kashariddle@gmail.com

RE/MAX CREST REALTY  
101-2609 Westview Drive  
North Vancouver, BC

1735 Mathers Ave, West Vancouver, BC, V7V 2G6, Canada

MLS®# V859921



Property Value	\$1,325,000
Type	house
Style	RANCHER/BSMT
Basement	Finished
Year Built	1944
Taxes	\$4674.73
Living Area	2,670 sq.ft.
Lot Frontage	82 ft
Lot Depth	297 ft
Lot Size Area	0.56 sq.ft.
Bedrooms	4
Bathrooms	2 full & 1 half

### Description

Tremendous, rare opportunity to build a new luxury residence on an exceptionally large .56 acre lot in a prime Upper Ambleside location. This very private & bright gently sloped lot (82'x297') offers partial Ocean view and a park like setting for your future dream home. The existing house is liveable however value mainly in land. Excellent holding property in a quiet location. OPEN HOUSE SAT/SUN 2-4

