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**Dexter Realty**  
560-2608 Granville Street  
Vancouver, BC  
V6H 3V3



2783 W. 35th Ave, Vancouver, BC, Canada

MLS®# V810921



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Property Value	sold for sold for \$1,590,000
Type	House
Basement	Full
Year Built	1960
Taxes	\$5353.00
Living Area	2,900 sq.ft.
Lot Frontage	40 ft
Lot Depth	140.20 ft
Lot Size Area	5,608 sq.ft.
Bedrooms	6
Bathrooms	4 full

### Description

Fully renovated 'Vancouver special' in the heart of Mackenzie Heights. The home is move-in ready with great mortgage helper down rented at \$1500/mo M-M plus a separate nanny or inlaw suite down too. On the upper level this home boasts 3 bdrms and has been tastefully updated. The home has a 3 yr roof and all new vinyl windows. Note the lot size, 40x140 with a generous sized fully fenced rear yard, great for the kids. Close to schools, parks and Kerrisdale Shopping. School Catch is Pt Grey Sec and Kerrisdale Elementary. 1st viewings Wed Feb 24th from 10 til noon.