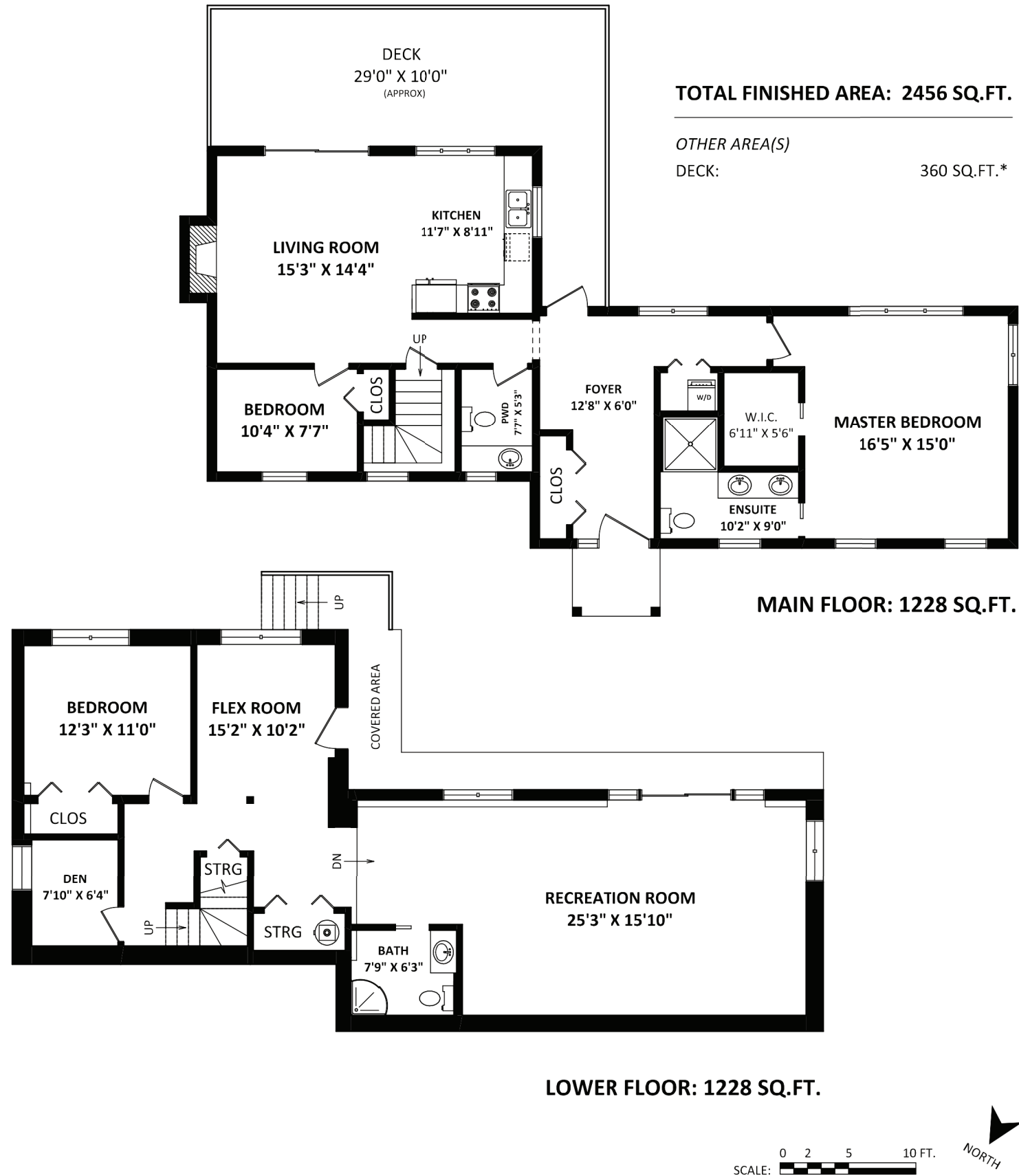


Welcome To

11C First Avenue, Port Moody



Mark Edmonds

604-728-5072
medmonds@telus.net
www.markedmonds.com

**ROYAL LEPAGE
STERLING REALTY**



Please contact Mark Edmonds for specifications: 604-728-5072
This communication is not intended to cause or induce breach of an existing agency agreement.



801-220 BREW ST, PORT MOODY, BC V3H 0H6



11C First Avenue, Port Moody

BEACH HOUSE truly a waterfront home. Private estate like property with only 4 homes on the street all nestled in a little bay by themselves. Huge lot (almost 1/4 acre) 120 feet+/-waterfrontage flat leading to sandy beach for kayaking, swimming or boating. Home had addition 10 years ago and original house was rebuilt from only the studs, new wiring, plumbing, roof, siding, windows, bathrooms and kitchen. Home is effectively only 10 years old. Main floor features two bedrooms with oversize master bedroom and ensuite. Full finished basement. Large covered deck overlooking the bay to watch the sunsets. A very rare property and setting rarely available.



Lot	9,365 ft ²
Taxes	\$11,813.16
Age	57 Years
Style	Rancher with Bsmt
Bedrooms	3
Bathrooms	3
Size	2,456 ft ²

For more photos and a virtual tour, please visit: www.markedmonds.com



Royal LePage Sterling Realty

801-220 BREW ST, PORT MOODY, BC V3H 0H6