



Mary Ellen Maasik
maryellenmaasik@gmail.com
604.657.8865



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3991 PUGET DRIVE
VANCOUVER

MAIN FLOOR: 975 SQFT
LOWER FLOOR: 989 SQFT
UPPER FLOOR: 908 SQFT

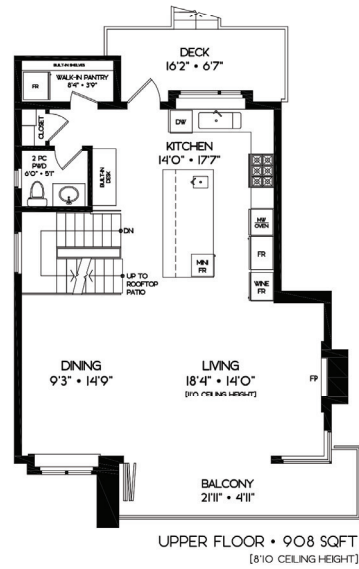
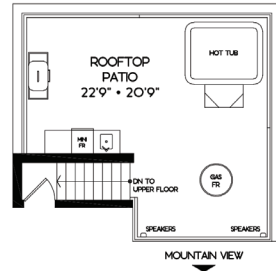
GRAND TOTAL AREA: 2872 SQFT

EXERCISE GYM (HEATED): 399 SQFT

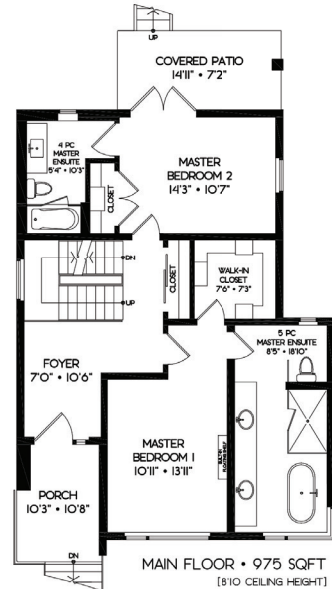
TOTAL: 3271 SQFT

ROOFTOP PATIO 493 SQFT

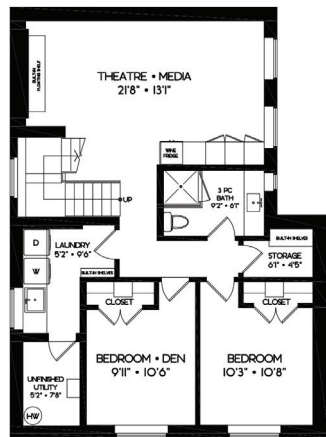
ADDITIONAL AREAS:
GARAGE: 399 SQFT
BALCONY: 117 SQFT
DECK: 107 SQFT
COVERED PATIO: 107 SQFT
PORCH: 79 SQFT
UNFINISHED UTILITY: 55 SQFT



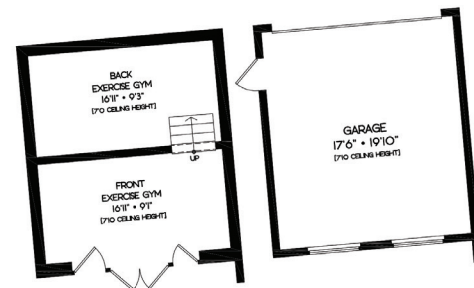
UPPER FLOOR • 908 SQFT
(8'10" CEILING HEIGHT)



MAIN FLOOR • 975 SQFT
(8'10" CEILING HEIGHT)



LOWER FLOOR • 989 SQFT
(8'10" CEILING HEIGHT)



BACK EXERCISE GYM
10'11" x 9'3"
(7'0" CEILING HEIGHT)

FRONT EXERCISE GYM
10'11" x 9'1"
(7'0" CEILING HEIGHT)

GARAGE
17'6" x 19'10"
(7'0" CEILING HEIGHT)

THE REPRESENTED FLOOR PLANS ARE NOT SUITABLE FOR CONSTRUCTION/ARCHITECTURAL PURPOSES AND ARE USED FOR MARKETING USAGE ONLY. EVERY EFFORT HAS BEEN MADE TO REPRESENT ALL DIMENSION ACCURATELY.

[MARCH 25 2021] SCALE 1/8" = 1'-0"



3991 Puget Drive ~ \$6,200,000

General Notes:

1. Measurements are for promotional use only and are not intended for construction use. Room dimensions are approximate. Measurements & calculations for finished areas are E&O insured.
 2. Finished areas are enclosed areas in a house that are suitable for year-round use, embodying walls, floors, and ceilings that are similar to the rest of the house. (ANSI Z765-2003)
 3. This floor plan may only be reproduced with permission of the realtor(s) on this floor plan.
- Any measurements with an asterisk (*) or (Approx) are approximate and for illustration purposes only and are not E&O insured.



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Unique Architectural Designed Home...

Sitting high up on The Prestigious Puget Drive! A Quiet enclave of Exclusive, Executive Vancouver homes! STUNNING VIEWS Ocean, Mountain, City! Designed in 2013 by the renowned Architect, John Henshaw, w/an elegance of it's own! Interior design by Joy Chao. ENTER with a sense of CALM w/the Westcoast flair! Features artistic glass staircase, high end finishing throughout. Entertainment size open concept w/ gourmet's dream kitchen, massive island! Master w/exquisite VIEWS, luxurious spa, steam shower. Lower level family Media room! Total 4 bedrooms/4 baths. PLUS Rooftop deck, H/T. Full Gym below garage! Smart home w/Control 4 automation, AC, radiant. Best schools in YVR. Desirable MacKenzie Hts/Arbutus Ridge! A pleasure to show by private appointment.

The Best of Vancouver Living!

Style: 3 Storey w/Rooftop
Lot: 4,147 Sqft
Zoning: RS 1
Taxes (2020): \$15,135.00
Total Area: 2,872 Sqft (not incl gym)

4 Bedrooms/ 4 Baths
Year Built: 2013
R2557131
www.seevirtual360.com/43365
maryellenmaasik.com