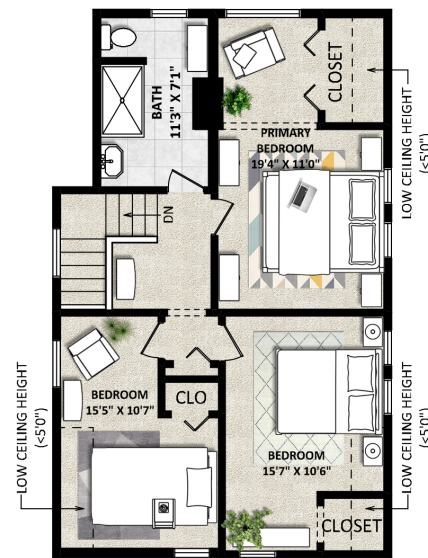


145 East Windsor Road, North Vancouver



UPPER FLOOR: 781 SQ.FT.**

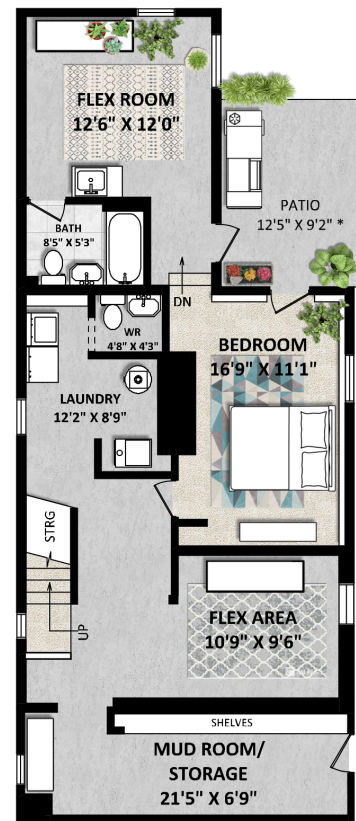
**INCLUDES 66 SQ.FT. OF LOW CEILING AREA(S), BOUND BY DOTTED LINES.

TOTAL FINISHED AREA: 2848 SQ.FT.**

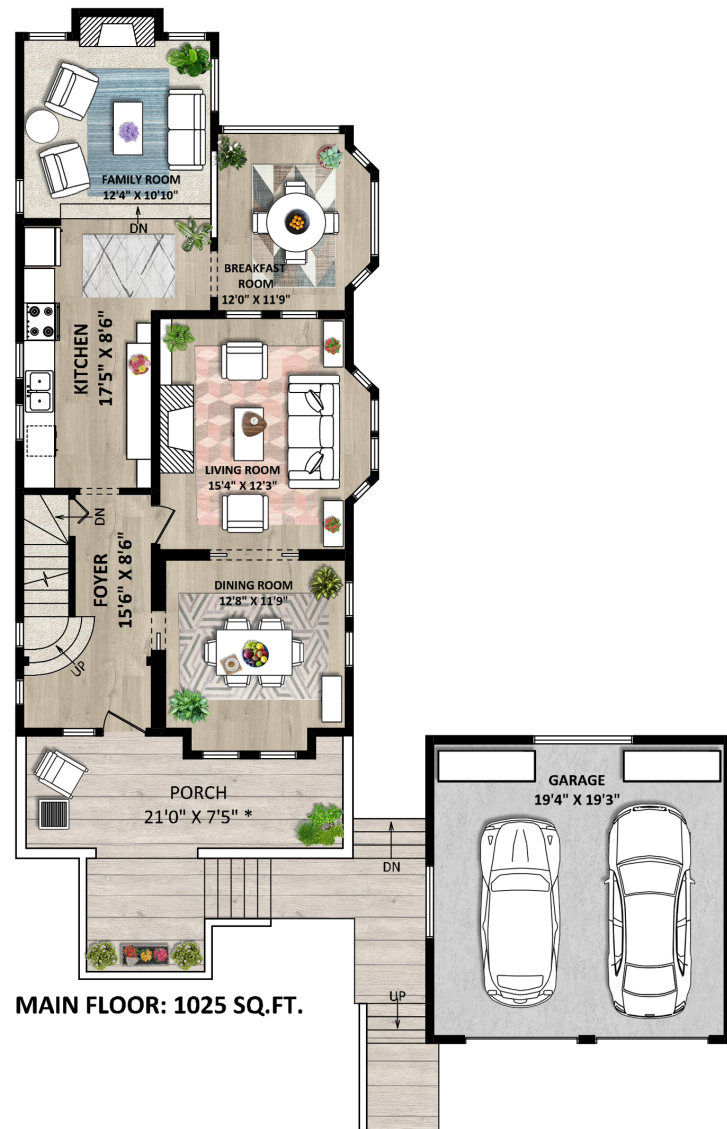
OTHER AREA(S)

GARAGE:	412 SQ.FT.
PORCH:	236 SQ.FT.*
PATIO:	114 SQ.FT.*

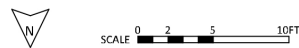
**INCLUDES 66 SQ.FT. OF LOW CEILING AREA(S), BOUND BY DOTTED LINES.



LOWER FLOOR: 1041 SQ.FT.



MAIN FLOOR: 1025 SQ.FT.



Welcome to

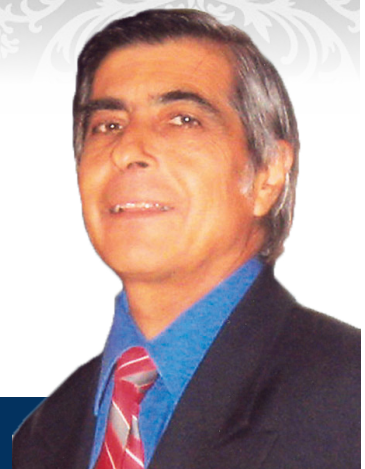
145 East Windsor Road, North Vancouver
\$1,979,900



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This version of the floor plan is for marketing purposes only. Please contact Shyam Hira, 604-318-9474, for specifications. This communication is not intended to cause or induce breach of an existing agency agreement. Sutton Group-West Coast Realty • #100 - 801 Marine Dr, North Vancouver, BC





This WILLIAM J.FRANCE HOUSE COSTRUCTED CIRCA 1913 (LISTED \$100000 BELOW ASSESSED VALUE of \$2079000). This Heritage Home which has 4 Bedrooms & 2 & half baths has been RENOVATED WHILE MAINTAINING ITS 1913 CRAFTSMAN FEATURES. It has an open Kitchen with Family room & a separate eating area overlooking lovely Garden & Partial Views of city. It has a separate living room & a Formal Dining room. Upstairs it has 3 bedrooms & a spacious Bathroom. MASTER Bdrm is spacious with lovely views of CITY & WATER. Basement with separate entrance has a Bedroom, Flex room & 1 & half baths & storage with a potential of an In law suite & a DOUBLE GARAGE. BEST FEATURE IS SOUTHFACING GARDEN WITH BEAUTIFUL FLOWERS & PLANTS WHICH CAN BE SEEN SOON & COLOURS WILL KNOCK YOUR SOCKS OFF.

Living Area:	2848 sq. ft
Style:	2 Storey w/ Bsmt
Taxes:	\$7,090.59
Year Built:	1913
Beds Baths:	4 3



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