


Mark Wiens
Phone:
Mobile: (778) 840-7653
Fax:
Email: mark@markwiens.ca

=

6187 ADERA STREET, Vancouver West, BC, V6M 3J5, Ca

MLS®# R2663333



Property Value	
	sold for \$4,180,000
Type	House/Single Family
Style	2 Storey w/Bsmt.
Basement	Fully Finished
Year Built	1926
Taxes	17201.4
Living Area	3,857 sq.ft.
Lot Depth	125.50 ft
Lot Size Area	9,600.75 sq.ft.
Bedrooms	5
Bathrooms	3 full & 1 half

Description

Located in the heart of South Granville is this immaculate family residence which benefits from being in the coveted school catchments and walking distance of both Magee Secondary and Maple Grove Elementary. Surrounded by silence, sits this charming five bedroom home engulfed in bright west facing sunlight. Featuring an optimum floor plan with four bedrooms plus two washrooms up, the main floor boasts a massive living room with coved ceilings leading out to the two-tiered sun deck with spacious hot tub. The kitchen has been renovated and is adjacent to the separate dining room, ideal for entertaining. Bonus is the special sunroom engulfed with windows! Houses like this are rare to the market so hurry!

