



4488 Stone Court Offered at \$6,498,000




This gorgeous view home is situated on a gently sloping 37,592 sq.ft. property. The stunning renovated, modern kitchen is at the heart of the home and is open to large principle rooms and a huge glass covered deck with heaters, fireplace and barbeque area. Features include a pantry/wok kitchen, 5 bedrooms, 5 bathrooms, his and hers offices, wide plank hardwood floors and a huge level back yard. Situated at the end of Stone Court, this gated home exudes an estate-like feel with complete privacy and a parklike setting. Enjoy the almost 1,000 sq. ft 3 car garage, and massive 1,116 additional sq. ft. of storage area. Just steps to Isetta Café, Stearman Beach, Cypress Park Primary School, Caulfeild Elementary School and a short drive to Rockridge, Mulgrave and Collingwood. An absolute must see!!!



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2479 BELLEVUE AVE, WEST VANCOUVER, BC V7V 1E1

Active		4488 STONE COURT		Residential Detached					
R2912132		West Vancouver		\$6,498,000 (LP)					
Board: V		Cypress		(SP) M					
House/Single Family		V7W 2V5							
		Sold Date:		If new, GST/HST inc?:					
		Meas. Type: Feet		Bedrooms: 5					
		Frontage(feet): 429.36		Bathrooms: 5					
		Frontage(metres): 130.87		Full Baths: 3					
		Depth / Size: 141.30 IRR		Half Baths: 2					
		Lot Area (sq.ft.): 37,592.00		Rear Yard Exp: South					
		Lot Area (acres): 0.86		P.I.D.: 010-776-699					
		Flood Plain:		Original Price: \$6,498,000					
		View: Yes: water and city views		Approx. Year Built: 2010					
		Complex/Subdiv:		Age: 14					
		First Nation Reserve:		Zoning: RS3					
		Services Connected: Electricity, Natural Gas, Water		Gross Taxes: \$31,054.01					
		Sewer Type: City/Municipal		For Tax Year: 2024					
		Water Supply: City/Municipal		Tax Inc. Utilities?:					
				Tour: Virtual Tour URL					
Style of Home: 3 Storey		Total Parking: 5		Covered Parking: 3					
Construction: Frame - Wood		Parking: Garage; Triple		Parking Access: Front					
Exterior: Stucco		Driveway Finish: Paving Stone							
Foundation: Concrete Perimeter		Dist. to Public Transit: Near		Dist. to School Bus: Near					
Renovations: Partly		Title to Land: Freehold NonStrata		Land Lease Expiry Year:					
# of Fireplaces: 3 R.I. Fireplaces:		Property Disc.: Yes							
Fireplace Fuel: Natural Gas		Fixtures Leased: No							
Fuel/Heating: Forced Air, Heat Pump, Radiant		Fixtures Rmvd: No							
Outdoor Area: Balcny(s) Patio(s) Dck(s)		Floor Finish: Hardwood, Wall/Wall/Mixed							
Type of Roof: Asphalt									
Legal: LOT 3, BLOCK G, PLAN VAP6807, DISTRICT LOT 582, GROUP 1, NEW WESTMINSTER LAND DISTRICT									
Amenities: Air Cond./Central									
Site Influences: Central Location, Cul-de-Sac, Recreation Nearby, Shopping Nearby, Ski Hill Nearby									
Features: Air Conditioning, Clothes Washer/Dryer, Dishwasher, Microwave, Oven - Built In, Range Top, Refrigerator, Vacuum - Built In, Wine Cooler									
Finished Floor (Main):	2,300	Floor	Type	Dimensions	Floor	Type	Dimensions	Bathrooms	
Finished Floor (Above):	1,563	Main	Living Room	24'10 x 15'10	Above	Bedroom	16'5 x 11'4	Floor	2
Finished Floor (AbvMain2):	0	Main	Dining Room	14'11 x 13'11	Above	Bedroom	12'4 x 11'5	Main	2
Finished Floor (Below):	1,566	Main	Kitchen	19'7 x 15'11	Below	Recreation Room	18'9 x 18'1	Above	6
Finished Floor (Basement):	0	Main	Wok Kitchen	8'11 x 6'8	Below	Bedroom	15'6 x 13'11	Above	6
Finished Floor (Total):	5,429 sq. ft.	Main	Office	15'11 x 14'8	Below	Bedroom	12'5 x 11'3	Below	4
Unfinished Floor:	0	Main	Office	10'9 x 8'11	Below	Storage	10'3 x 8'3	Below	2
Grand Total:	5,429 sq. ft.	Main	Mud Room	11'0 x 6'3	Below	Wine Room	8'3 x 8'1		
Fir Area (Det'd 2nd Res):	sq. ft.	Main	Laundry	10'8 x 7'2			x		
Suite:		Main	Storage	8'6 x 6'3			x		
Basement: None		Main	Foyer	22'7 x 8'5			x		
Crawl/Bsmt. Height:	# of Levels: 3	Above	Primary Bedroom	16'7 x 15'11			x		
# of Kitchens: 2	# of Rooms: 20	Above	Walk-In Closet	10'8 x 8'2			x		
		Above	Walk-In Closet	7'4 x 5'9			x		
		Manuf Type:		Registered in MHR?:	PAD Rental:				
		MHR#:		CSA/BCE:	Maint. Fee:				
		ByLaw Restrictions:							
Listing Broker(s): Bellevue Realty Group									

Full video tour at www.ericchristiansen.com

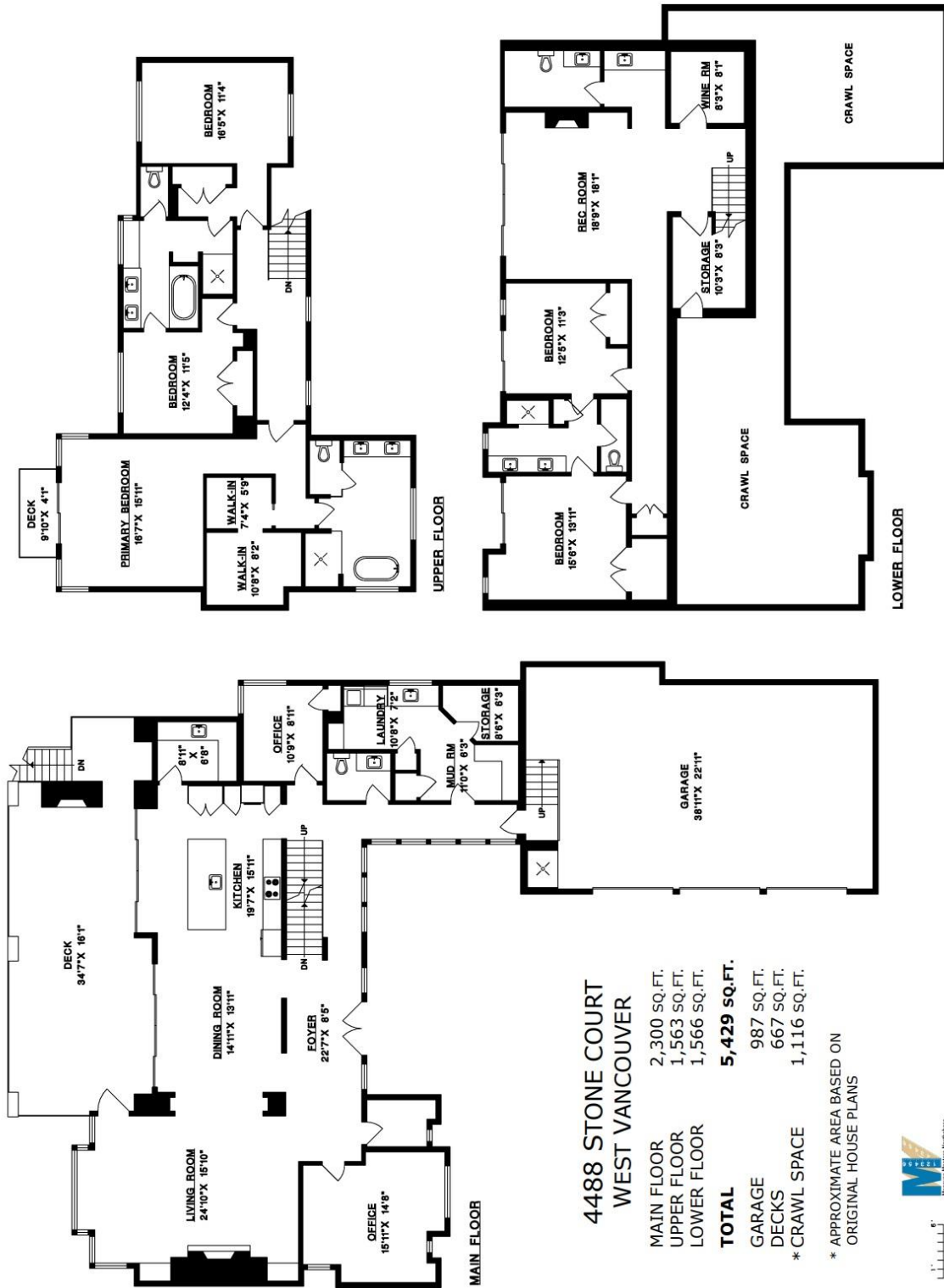
All information contained herein is deemed to be accurate but should not be relied upon without verification.



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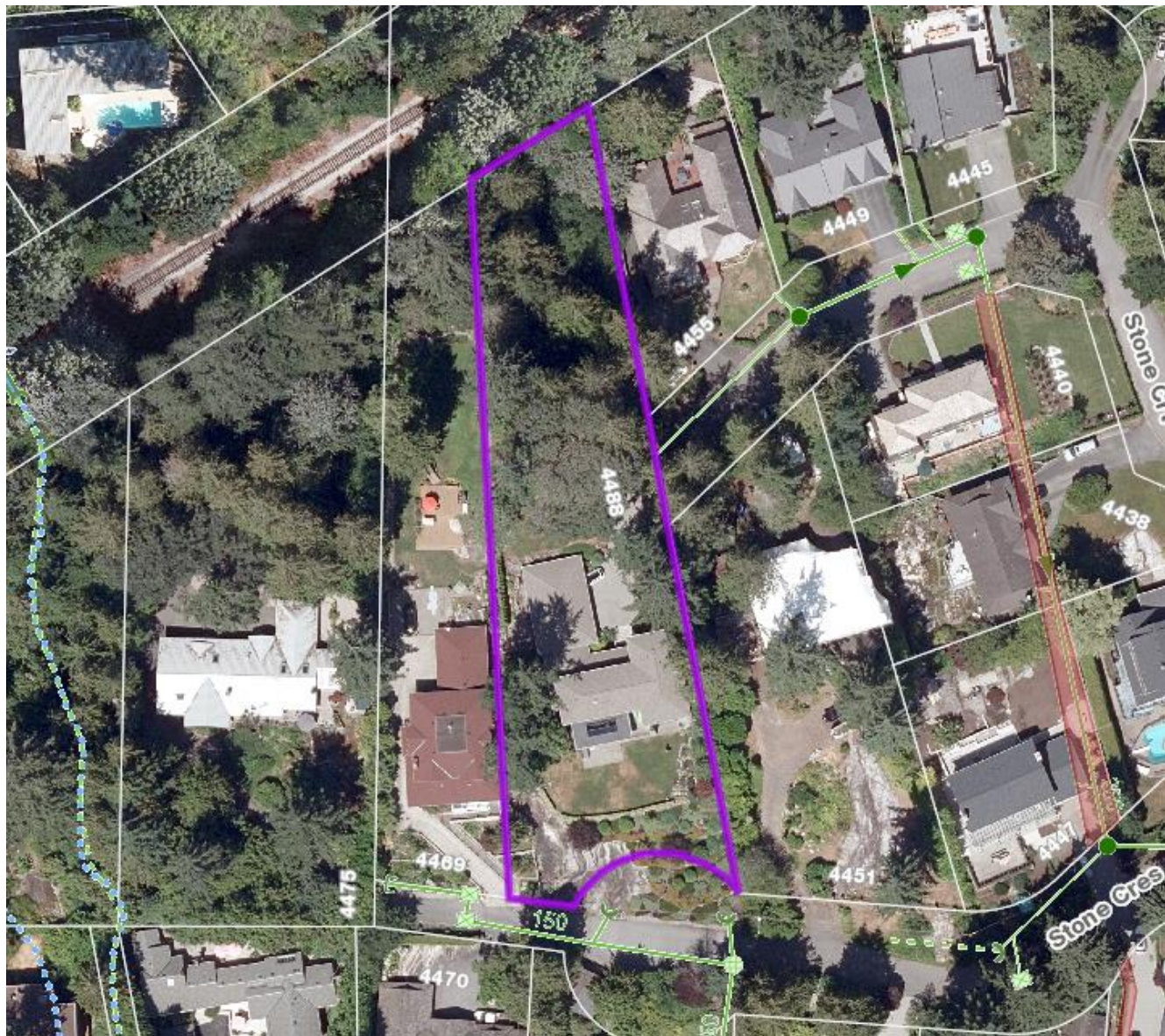
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