



1015 Greenwood Place Offered at \$7,580,000

Presenting an extraordinary residence with design by Craig Chevalier & construction by Bradner Homes. Boasting breathtaking views of the inlet & downtown Vancouver, this home is 6,259 sq. ft. with 4 beds & 7 baths. Features include high ceilings, floor-to-ceiling windows, an open great room floor plan, air-conditioning, smart home technology, elevator rough-in, huge patios, decks, outdoor barbeque area & a sun-drenched pool. The main floor has all the principal rooms, master bedroom & a den, offering convenience & accessibility. The lower two levels include 3 to 4 additional bedrooms, a media room, games room, den, gym & an abundance of amenities that exceed expectations. Exceptional quality & attention to detail shine throughout this magnificent home, on a level 13,069 sq. ft. property.



ERIC CHRISTIANSEN
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2479 BELLEVUE AVE, WEST VANCOUVER, BC V7V 1E1

Active
R2964999
 Board: V
 House/Single Family

1015 GREENWOOD PLACE

West Vancouver
 British Properties
 V7S 1X9

Residential Detached

\$7,580,000 (LP)(SP) **M**

Sold Date: If new, GST/HST inc?: Original Price: **\$7,580,000**
 Meas. Type: **Feet** Bedrooms: **4** Approx. Year Built: **2022**
 Frontage(feet): **104.80** Bathrooms: **7** Age: **3**
 Frontage(metres): **31.94** Full Baths: **5** Zoning: **RS3**
 Depth / Size: **142.56 IRR** Half Baths: **2** Gross Taxes: **\$35,321.17**
 Lot Area (sq.ft.): **13,069.00** Rear Yard Exp: **Southeast** For Tax Year: **2025**
 Lot Area (acres): **0.30** P.I.D.: **005-117-763** Tax Inc. Utilities?:
 Flood Plain: Tour: **Virtual Tour URL**
 View: **Yes: city and water views**
 Complex/Subdiv:
 First Nation Reserve:
 Services Connected: **Electricity, Natural Gas, Water**
 Sewer Type: **City/Municipal** Water Supply: **City/Municipal**

Style of Home: **3 Storey**
 Construction: **Frame - Wood**
 Exterior: **Brick, Stucco, Wood**
 Foundation: **Concrete Perimeter**

Renovations:
 # of Fireplaces: **1** R.I. Fireplaces:
 Fireplace Fuel: **Natural Gas**
 Fuel/Heating: **Forced Air, Natural Gas, Radiant**
 Outdoor Area: **Balcny(s) Patio(s) Dck(s)**
 Type of Roof: **Torch-On**

Reno. Year:
 Rain Screen: **Full**
 Metered Water:
 R.I. Plumbing:

Total Parking: **4** Covered Parking: **2** Parking Access: **Front**
 Parking: **Garage; Double**
 Driveway Finish: **Concrete**
 Dist. to Public Transit: **Near** Dist. to School Bus: **Near**
 Title to Land: **Freehold NonStrata** Land Lease Expiry Year:
 Property Disc.: **Yes**
 Fixtures Leased: **No**
 Fixtures Rmvd: **No**
 Floor Finish: **Hardwood, Tile, Wall/Wall/Mixed**

Legal: **LOT 28, BLOCK 38, PLAN VAP9394, DISTRICT LOT CE #2, NEW WESTMINSTER LAND DISTRICT**Amenities: **Air Cond./Central, Pool; Outdoor, Sauna/Steam Room, Swirlpool/Hot Tub**Site Influences: **Central Location, Golf Course Nearby, Private Setting, Recreation Nearby, Shopping Nearby**Features: **Air Conditioning, ClthWsh/Dryr/Frdg/Stve/DW, Hot Tub Spa/Swirlpool**

Finished Floor (Main):	2,485	Floor	Type	Dimensions	Floor	Type	Dimensions	Bathrooms	
Finished Floor (Above):	0	Main	Living Room	20'4 x 17'10	Bsmt	Media Room	24'4 x 20'4	Floor	#Pcs
Finished Floor (AbvMain2):	0	Main	Dining Room	12'9 x 12'6	Bsmt	Recreation Room	18'9 x 17'2	Main	6
Finished Floor (Below):	1,916	Main	Kitchen	24'4 x 10'9	Bsmt	Gym	19'11 x 13'4	Main	2
Finished Floor (Basement):	1,858	Main	Pantry	8'0 x 6'11	Below	Utility	24'1 x 5'2	Below	4
Finished Floor (Total):	6,259sq. ft.	Main	Primary Bedroom	16'5 x 15'10			x	Below	4
Unfinished Floor:	0	Main	Walk-In Closet	18'4 x 6'11			x	Below	3
Grand Total:	6,259sq. ft.	Main	Office	14'4 x 11'5			x	Below	2
		Below	Foyer	11'3 x 8'2			x	Bsmt	3
Flr Area (Det'd 2nd Res):	sq. ft.	Below	Flex Room	18'4 x 13'0			x		
		Below	Bedroom	18'8 x 12'4			x		
		Below	Bedroom	15'10 x 11'9			x		
Suite:		Below	Bedroom	15'7 x 12'10			x		
Basement:Fully Finished		Below	Laundry	16'4 x 9'10			x		
Crawl/Bsmt. Height:	# of Levels: 3	Manuf Type:		Registered in MHR?:		PAD Rental:			
# of Kitchens:1	# of Rooms: 17	MHR#:		CSA/BCE:		Maint. Fee:			
ByLaw Restrictions:									

Listing Broker(s): **Bellevue Realty Group**Full video tour at www.ericchristiansen.com

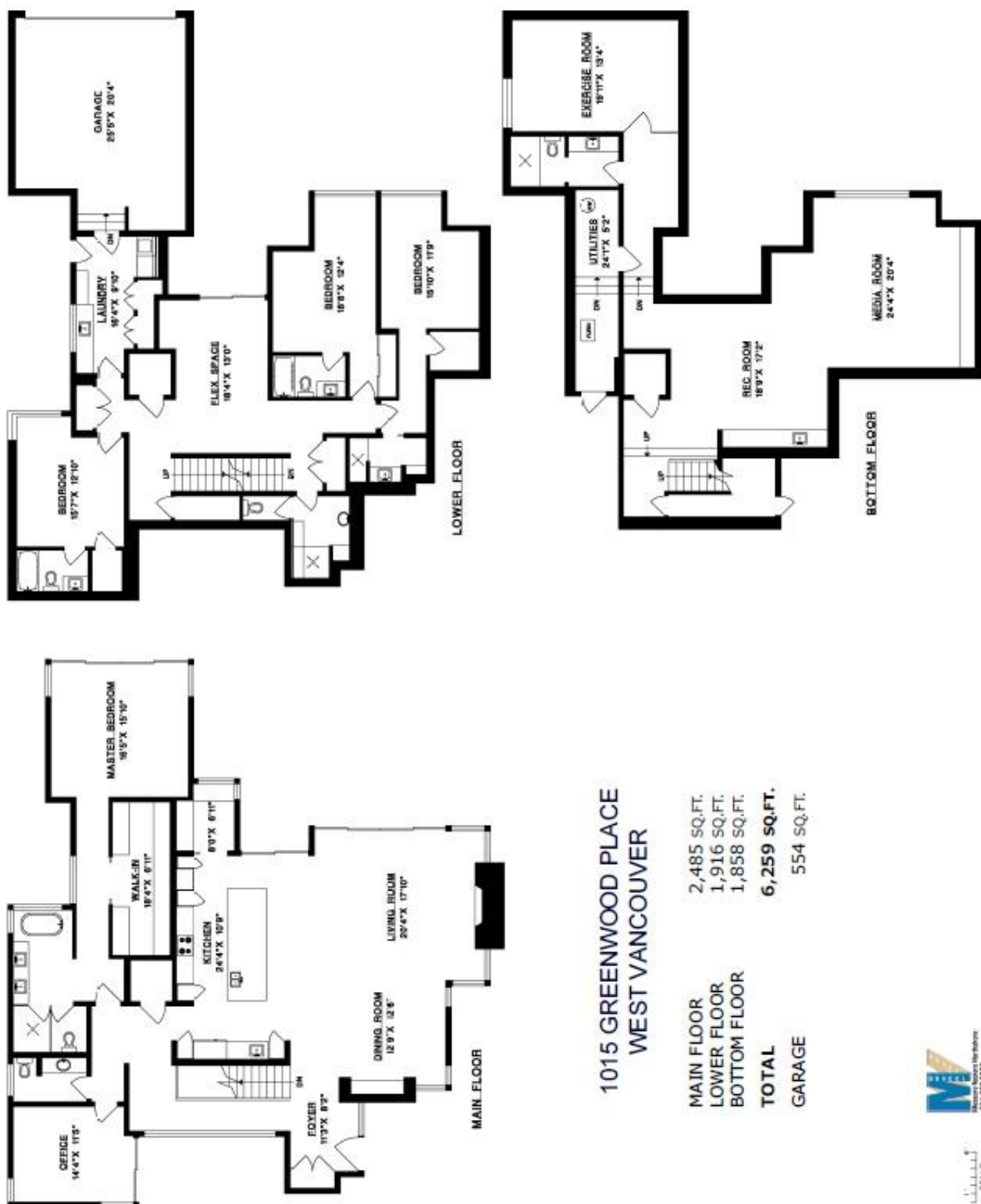
All information contained herein is deemed to be accurate but should not be relied upon without verification.



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