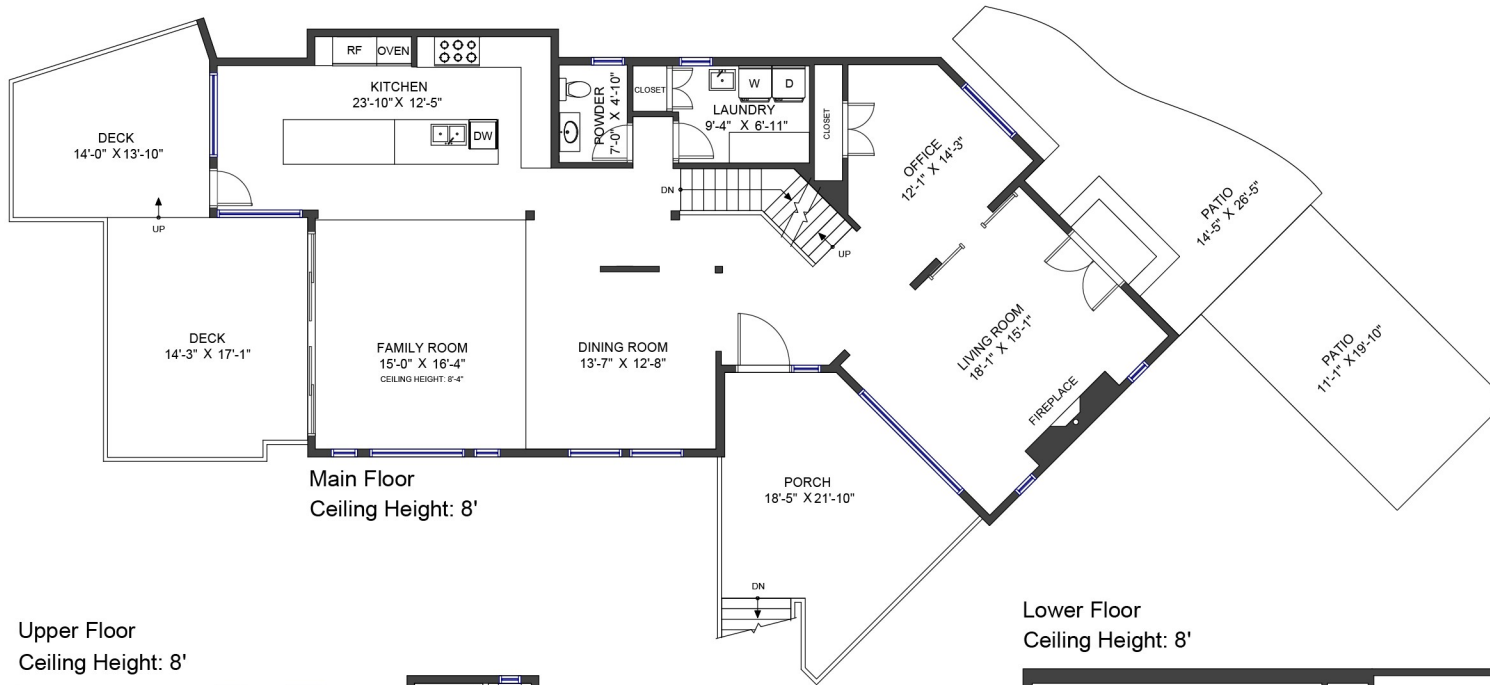


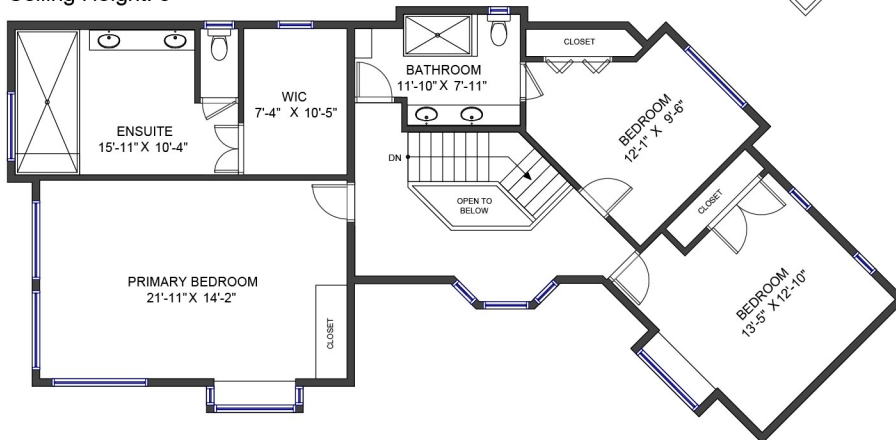
# 4795 Westwood Drive West Vancouver, BC



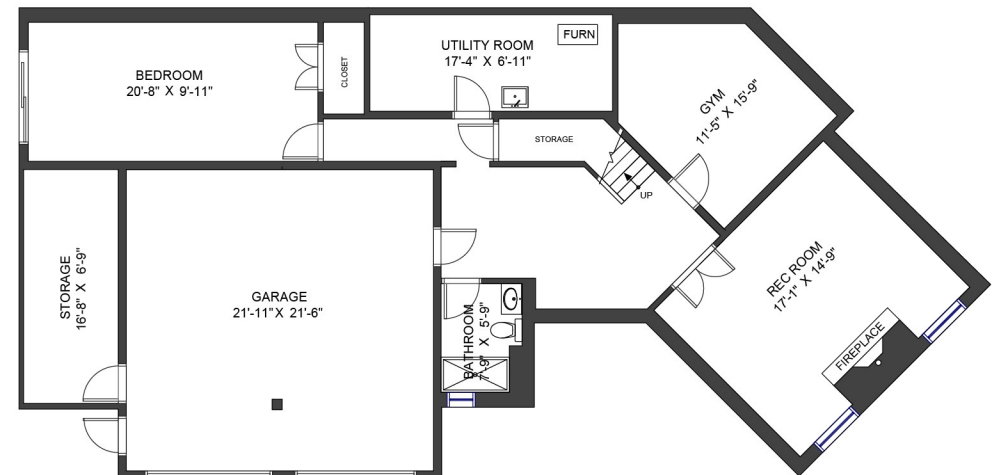
LIVING AREA	4,119 SF
MAIN FLOOR	1,638 SF
UPPER FLOOR	1,340 SF
LOWER FLOOR	1,221 SF

AUXILIARY AREA	1,779 SF
PATIO	476 SF
DECK	426 SF
PORCH	257 SF
GARAGE	499 SF
STORAGE	121 SF

**Upper Floor**  
Ceiling Height: 8'



**Lower Floor**  
Ceiling Height: 8'



Valid Until: February 27, 2026



All dimensions are approximate and not suitable for architectural/construction use.  
This is for marketing purposes only. The measurements are approximate within +/- 2%, E&O insured.  
Total square footage might be kept consistent with strata plan. It might include unfinished area.  
We have no guarantee or warranty of the degree of room titles. Area is calculated per ANSI Z765-2003 method.