



5168 Redonda Drive Offered at \$4,980,000

Unobstructed views are enjoyed from almost every room of this custom built home. Masterfully build by award winning Goldwood Homes for the original owner. A stunning 5,845 sq.ft. luxury residence set on a beautifully landscaped 9,300 sq.ft. corner lot, featuring a rare level driveway and flat yard with a swimming pool and hot tub— an exceptional offering for a home with views of this caliber. Offering 4 bedrooms, 6 bathrooms, 2 dens and an incredible main floor featuring an open plan and vaulted ceilings, all opening to huge south deck to soak in the sun and the jaw dropping views. Too many amazing things about this home to list. Come have a look.



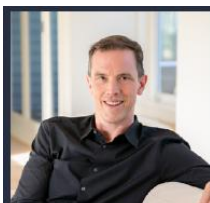
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| Active R3120208 Board: V House/Single Family | 5168 REDONDA DRIVE North Vancouver Canyon Heights NV V7R 3K3 | Residential Detached \$4,980,000 (LP) (SP)  | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
|  | Sold Date: Meas. Type: Feet Frontage(feet): 383.66 Frontage(metres): 116.94 Depth / Size: 377.52 IRR Lot Area (sq.ft.): 9,300.00 Lot Area (acres): 0.21 Flood Plain: View: Yes: spectacular city & water views Complex/Subdiv: First Nation Reserve: Services Connected: Electricity, Natural Gas, Water Sewer Type: City/Municipal Water Supply: City/Municipal | If new, GST/HST inc?: Bedrooms: 4 Bathrooms: 6 Full Baths: 4 Half Baths: 2 Rear Yard Exp: Northeast P.I.D.: 008-511-195 Original Price: \$4,980,000 Approx. Year Built: 2006 Age: 20 Zoning: RS3 Gross Taxes: \$20,611.10 For Tax Year: 2024 Tax Inc. Utilities?: Tour: | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Style of Home: 3 Storey Construction: Frame - Wood Exterior: Stone, Wood Foundation: Concrete Perimeter Renovations: # of Fireplaces: 3 R.I. Fireplaces: Fireplace Fuel: Natural Gas Fuel/Heating: Hot Water, Radiant Outdoor Area: Balcny(s) Patio(s) Dck(s) Type of Roof: Asphalt | Total Parking: 4 Covered Parking: 2 Parking Access: Front Parking: Garage; Double Driveway Finish: Paving Stone 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 : Rain Screen: No Metered Water: R.I. Plumbing: Fixtures Rmvd: No : Floor Finish: Hardwood, Tile | Legal: LOT 69, BLOCK A, PLAN VAP13725, DISTRICT LOT 579, GROUP 1, NEW WESTMINSTER LAND DISTRICT Amenities: Air Cond./Central, Pool; Outdoor, Swirlpool/Hot Tub Site Influences: Central Location, Recreation Nearby, Shopping Nearby, Ski Hill Nearby Features: Air Conditioning, ClthWsh/Dryr/Frdg/Stve/DW, Hot Tub Spa/Swirlpool, Vacuum - Built In, Wine Cooler | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| <table border="1"> <tr> <td>Finished Floor (Main):</td><td>1,770</td> <td>Floor</td><td>Type</td><td>Dimensions</td><td>Floor</td><td>Type</td><td>Dimensions</td><td>Bathrooms</td></tr> <tr> <td>Finished Floor (Above):</td><td>0</td> <td>Main</td><td>Living Room</td><td>24'3 x 21'0</td> <td>Below</td><td>Flex Room</td><td>15'0 x 11'4</td> <td>Floor #Pcs</td></tr> <tr> <td>Finished Floor (AbvMain2):</td><td>0</td> <td>Main</td><td>Dining Room</td><td>22'1 x 13'10</td> <td>Below</td><td>Storage</td><td>11'4 x 9'11</td> <td>Main 2</td></tr> <tr> <td>Finished Floor (Below):</td><td>2,268</td> <td>Main</td><td>Kitchen</td><td>19'2 x 18'1</td> <td>Below</td><td>Storage</td><td>7'11 x 6'7</td> <td>Below 7</td></tr> <tr> <td>Finished Floor (Basement):</td><td>1,807</td> <td>Main</td><td>Pantry</td><td>9'4 x 5'7</td> <td>Bsmt</td><td>Recreation Room</td><td>34'11 x 19'2</td> <td>Below 3</td></tr> <tr> <td>Finished Floor (Total):</td><td>5,845 sq. ft.</td> <td>Main</td><td>Laundry</td><td>14'7 x 12'3</td> <td>Bsmt</td><td>Games Room</td><td>24'7 x 16'11</td> <td>Below 3</td></tr> <tr> <td>Unfinished Floor:</td><td>0</td> <td>Main</td><td>Foyer</td><td>10'4 x 8'9</td> <td>Bsmt</td><td>Bedroom</td><td>18'0 x 11'11</td> <td>Bsmt 2</td></tr> <tr> <td>Grand Total:</td><td>5,845 sq. ft.</td> <td>Below</td><td>Primary Bedroom</td><td>21'4 x 13'9</td> <td>Bsmt</td><td>Walk-In Closet</td><td>9'0 x 4'11</td> <td>Bsmt 4</td></tr> <tr> <td>Fir Area (Det'd 2nd Res):</td><td>sq. ft.</td> <td>Below</td><td>Walk-In Closet</td><td>13'4 x 6'7</td> <td>Bsmt</td><td>Utility</td><td>18'1 x 6'11</td> <td></td></tr> <tr> <td>Suite:</td><td></td> <td>Below</td><td>Bedroom</td><td>16'10 x 12'6</td> <td>Bsmt</td><td>Storage</td><td>8'8 x 5'5</td> <td></td></tr> <tr> <td>Basement: None</td><td></td> <td>Below</td><td>Walk-In Closet</td><td>7'5 x 5'4</td> <td></td><td></td><td>x</td> <td></td></tr> <tr> <td></td><td></td> <td>Below</td><td>Bedroom</td><td>15'5 x 12'7</td> <td></td><td></td><td>x</td> <td></td></tr> <tr> <td></td><td></td> <td>Below</td><td>Walk-In Closet</td><td>9'0 x 7'2</td> <td></td><td></td><td>x</td> <td></td></tr> <tr> <td></td><td></td> <td>Below</td><td>Family Room</td><td>16'10 x 13'10</td> <td></td><td></td><td>x</td> <td></td></tr> </table> | Finished Floor (Main): | 1,770 | Floor | Type | Dimensions | Floor | Type | Dimensions | Bathrooms | Finished Floor (Above): | 0 | Main | Living Room | 24'3 x 21'0 | Below | Flex Room | 15'0 x 11'4 | Floor #Pcs | Finished Floor (AbvMain2): | 0 | Main | Dining Room | 22'1 x 13'10 | Below | Storage | 11'4 x 9'11 | Main 2 | Finished Floor (Below): | 2,268 | Main | Kitchen | 19'2 x 18'1 | Below | Storage | 7'11 x 6'7 | Below 7 | Finished Floor (Basement): | 1,807 | Main | Pantry | 9'4 x 5'7 | Bsmt | Recreation Room | 34'11 x 19'2 | Below 3 | Finished Floor (Total): | 5,845 sq. ft. | Main | Laundry | 14'7 x 12'3 | Bsmt | Games Room | 24'7 x 16'11 | Below 3 | Unfinished Floor: | 0 | Main | Foyer | 10'4 x 8'9 | Bsmt | Bedroom | 18'0 x 11'11 | Bsmt 2 | Grand Total: | 5,845 sq. ft. | Below | Primary Bedroom | 21'4 x 13'9 | Bsmt | Walk-In Closet | 9'0 x 4'11 | Bsmt 4 | Fir Area (Det'd 2nd Res): | sq. ft. | Below | Walk-In Closet | 13'4 x 6'7 | Bsmt | Utility | 18'1 x 6'11 | | Suite: | | Below | Bedroom | 16'10 x 12'6 | Bsmt | Storage | 8'8 x 5'5 | | Basement: None | | Below | Walk-In Closet | 7'5 x 5'4 | | | x | | | | Below | Bedroom | 15'5 x 12'7 | | | x | | | | Below | Walk-In Closet | 9'0 x 7'2 | | | x | | | | Below | Family Room | 16'10 x 13'10 | | | x | | Crawl/Bsmt. Height: # of Levels: 3 # of Kitchens: 1 # of Rooms: 22 ByLaw Restrictions: | Registered in MHR?: CSA/BCE: PAD Rental: Maint. Fee: |
| Finished Floor (Main): | 1,770 | Floor | Type | Dimensions | Floor | Type | Dimensions | Bathrooms | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Finished Floor (Above): | 0 | Main | Living Room | 24'3 x 21'0 | Below | Flex Room | 15'0 x 11'4 | Floor #Pcs | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Finished Floor (AbvMain2): | 0 | Main | Dining Room | 22'1 x 13'10 | Below | Storage | 11'4 x 9'11 | Main 2 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Finished Floor (Below): | 2,268 | Main | Kitchen | 19'2 x 18'1 | Below | Storage | 7'11 x 6'7 | Below 7 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Finished Floor (Basement): | 1,807 | Main | Pantry | 9'4 x 5'7 | Bsmt | Recreation Room | 34'11 x 19'2 | Below 3 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Finished Floor (Total): | 5,845 sq. ft. | Main | Laundry | 14'7 x 12'3 | Bsmt | Games Room | 24'7 x 16'11 | Below 3 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Unfinished Floor: | 0 | Main | Foyer | 10'4 x 8'9 | Bsmt | Bedroom | 18'0 x 11'11 | Bsmt 2 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Grand Total: | 5,845 sq. ft. | Below | Primary Bedroom | 21'4 x 13'9 | Bsmt | Walk-In Closet | 9'0 x 4'11 | Bsmt 4 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Fir Area (Det'd 2nd Res): | sq. ft. | Below | Walk-In Closet | 13'4 x 6'7 | Bsmt | Utility | 18'1 x 6'11 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Suite: | | Below | Bedroom | 16'10 x 12'6 | Bsmt | Storage | 8'8 x 5'5 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Basement: None | | Below | Walk-In Closet | 7'5 x 5'4 | | | x | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| | | Below | Bedroom | 15'5 x 12'7 | | | x | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| | | Below | Walk-In Closet | 9'0 x 7'2 | | | x | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| | | Below | Family Room | 16'10 x 13'10 | | | x | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Listing Broker(s): Bellevue Realty Group | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |

Full video tour at www.ericchristiansen.com

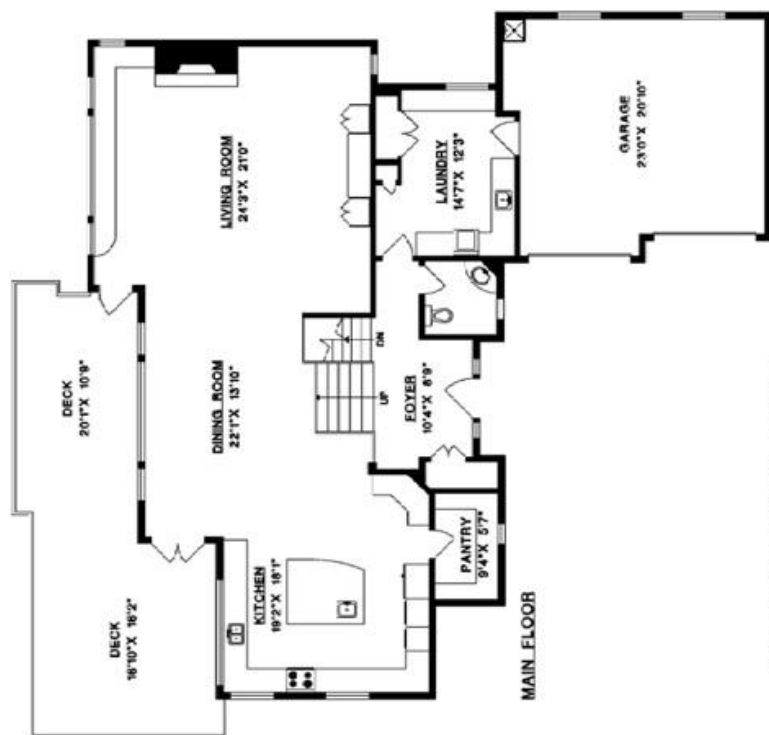
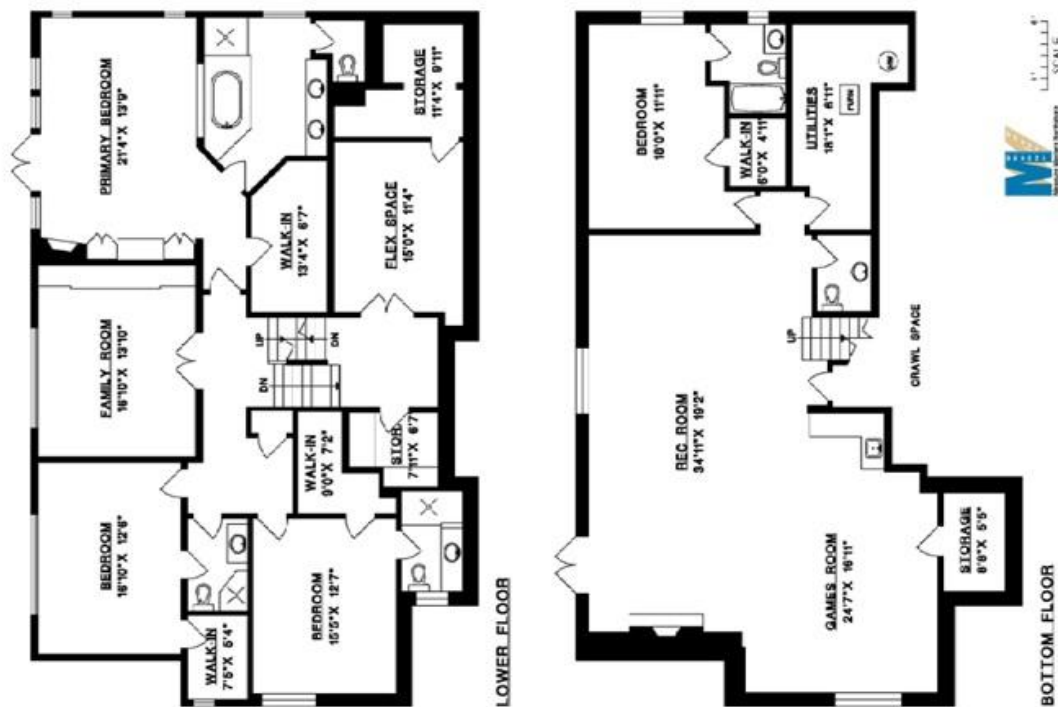
All information contained herein is deemed to be accurate but should not be relied upon without verification.



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5168 REDONDA DRIVE
NORTH VANCOUVER

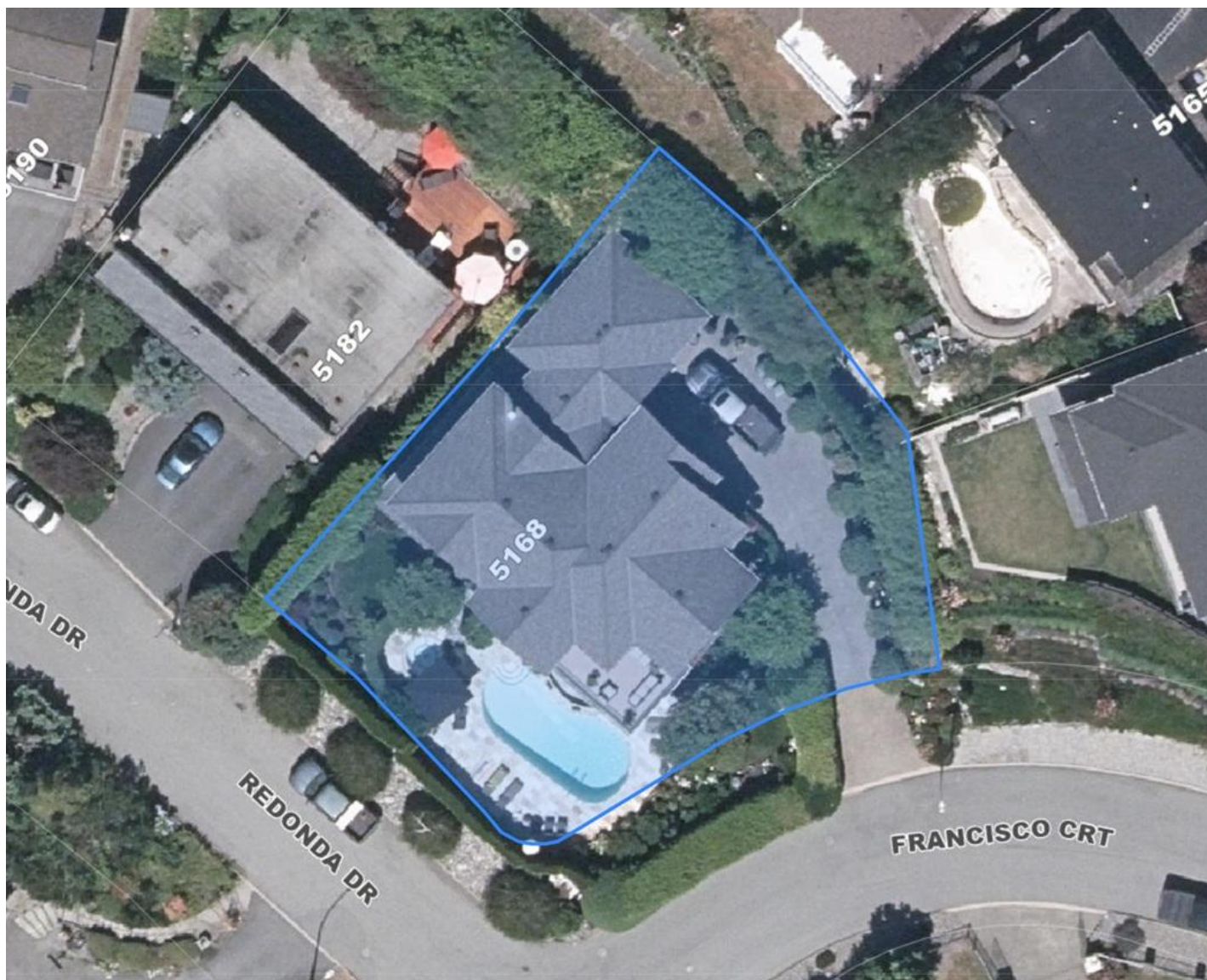
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|--------------|---------------------|
| MAIN FLOOR | 1,770 SQ.FT. |
| LOWER FLOOR | 2,268 SQ.FT. |
| BOTTOM FLOOR | 1,807 SQ.FT. |
| TOTAL | 5,845 SQ.FT. |
| GARAGE | 482 SQ.FT. |
| DECK | 527 SQ.FT. |



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