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**West Vancouver**  
1575 Marine Dr.  
West Vancouver, BC  
V7V 1H9

1217 Marine Drive, West Vancouver, BC, VV7T 1B4, Canada

MLS®# R2514027

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Property Value	\$2,349,000
Type	House
Style	1/2 Duplex
Parking	4 Cars; 2 Covered
Year Built	1999
Taxes	\$4,371.20 (2020)
Living Area	2,992 sq.ft.
Bedrooms	5
Bathrooms	4 full

## Description

Wonderful 1/2 duplex with fantastic ocean views over Ambleside Park! On entry this craftsman style home offers a gracious open plan w. updated kitchen with new stainless steel appliances. The large living & adjoining dining room, main floor bedroom/den featuring hardwood floors, high ceilings, crown moldings & Skylights.

Upstairs offers a large vaulted ceiling Master bedroom with gorgeous ensuite bthrm plus sundeck & amazing southern outlook to Stanley Park & harbor + 2nd bdrm with en-suite bathroom. Downstairs offers a self-contained 1 or 2 bedroom legal suite plus additional storage. Separate double 419 sq ft garage & lovely gardens, private courtyards & patios with loads of sunshine.

This location is just a short walk to Ambleside Park, shopping, beaches, seawall, bus transit & much more.



