

# 469 W 23rd Avenue, Vancouver

\$2,589,000



Rare opportunity to own on sought after West 23rd with the extra deep and lovely land. This cozy & bright home features loads of square footage and potential for functional family living in prime Cambie OR you can build your 3400plus sf dream home. You decide - the price makes any choice a WIN. This vibrant neighbourhood offers tons of amenities and beautiful parks including Hillcrest Community Center and Queen Elizabeth Park. Also some of the best school catchments Vancouver can offer. Walking distance to transit and CanadaLine skytrain, coffee shops, groceries and restaurants, only minutes to downtown. See more photos, details and floorplan on Realtors website.

## KEY INFORMATION

MLS® R2253531

Residential Detached

Cambie

5 Bedrooms

3 Bathrooms

2,710 SF

4,900 SF Lot

## FEATURES

Year Built: 1938

Listed By: rennie & associates realty ltd.



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