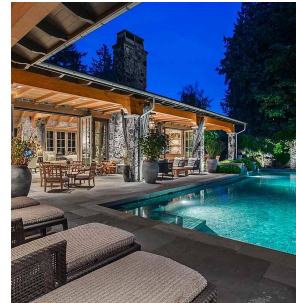
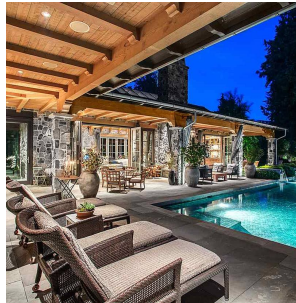
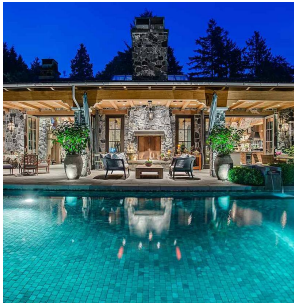
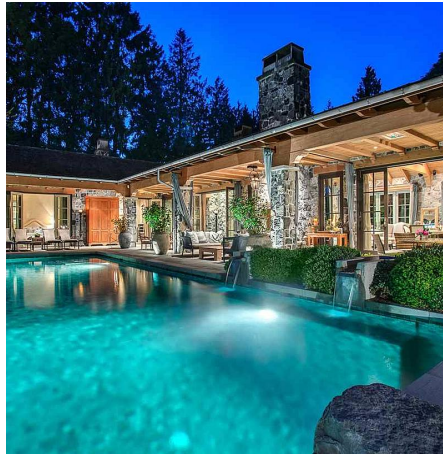


1890 Sw Marine Drive, Vancouver

\$15,500,000



Great opportunity to purchase a Southland Estate Home with potential rezoning under the AFFORDABLE HOUSING CHOICES INTERIM REZONING POLICY in process. Potentially build up to 28 Townhouses. Rezone the current RS-1 site to CD-1 to accommodate a 28 unit family oriented development with a density of 0.74 FSR. The proposal consists of 16 townhouse units, each with 3 bedroom and 12 garden suites, 5 with 2 bedrooms and 7 with 1 bedroom. 26 off street parking spaces are proposed 19 will be located in an underground parkade accessed on the east side of the lot from Marine Dr TOTAL SITE AREA 43215.24 Sqft CURRENT ZONE RS-1 GARDEN LVL 6734 sqft MAIN LVL 9242 sqft 2ND LVL 9242 sqft 3RD LVL 6635 sqft GROSS FSR 0.74 31853 sqft GARDEN LVL: BACH/1BR- 7 2BR- 5 UPPER LVL: 3BR/4BR- 16 TOTAL 28 UNITS

KEY INFORMATION

MLS® R2553370

Residential Detached

Southlands

3 Bedrooms

5 Bathrooms

4,349 SF

43,179 SF Lot

FEATURES

Year Built: 2005

Views: Stunning Gardens

Listed By: RE/MAX Masters Realty

rennie