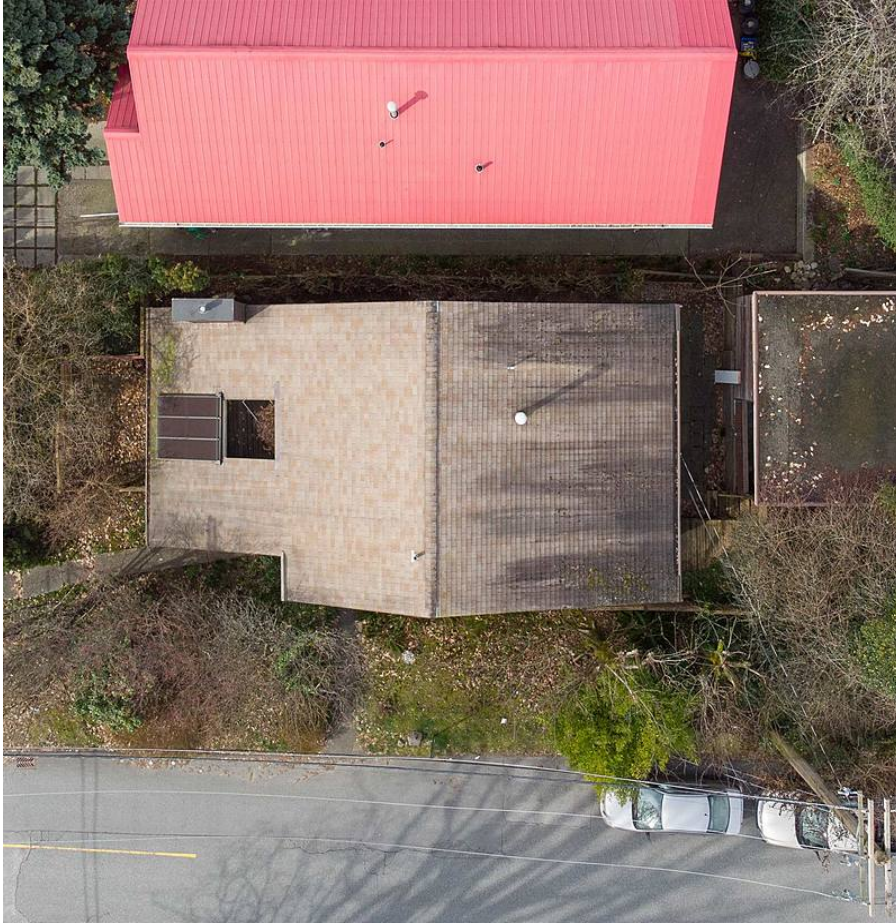


2305 Western Avenue, North Vancouver

\$2,295,000



DEVELOPERS & BUILDERS! This centrally located lot offers an incredible opportunity! Zoned RT-1 which allows for Duplex Development w/ permitted density of 0.5 FSR, however, it is also designated as R4A in the OCP (check w/ City of N.V.), which allows for medium density development with max density of 1.0 FSR. The property enjoys easy access to various local amenities such as community ctr, schools, shopping cafés along Lonsdale, not to mention quick access to Hwy and transit. Here is your chance to put your stamp on North Vancouver!

KEY INFORMATION

MLS® R2670059

Residential Detached

Central Lonsdale

4 Bedrooms

4 Bathrooms

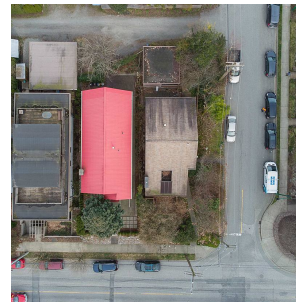
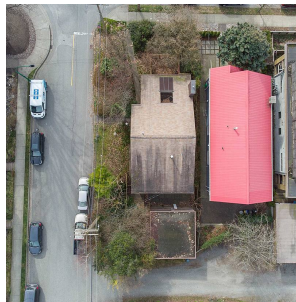
1,985 SF

3,803 SF Lot

FEATURES

Year Built: 1979

Listed By: The Partners Real Estate



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