

# 412 3163 Riverwalk Avenue, Vancouver

\$798,000



**NEW WATER!** This rare opportunity sprawls over 1000 sq/ft of indoor & outdoor space. This 2 Bed / 2 Bath & Den is airy & bright featuring a fantastic layout w/ bright south-facing windows & walk-in-closets in both bedrooms. The Den is perfect for your home office or for your abundance of storage needs! Extralarge master bedroom includes a double-vanity ensuite & peek-a-boo **WATER VIEWS** of the Fraser River. The fully covered balcony is perfect for entertaining with BBQ's or your morning coffees! Bonus: 2 SIDE BY SIDE PARKING & Storage. Just steps away, you will definitely enjoy a jog/bike trail along the boardwalk. With fast access to Richmond, Metrotown, Transit, Restaurants Schools & Golf Courses, an effortless lifestyle awaits!

## KEY INFORMATION

MLS® R2702577

Residential Attached

South Marine

2 Bedrooms

2 Bathrooms

956 SF

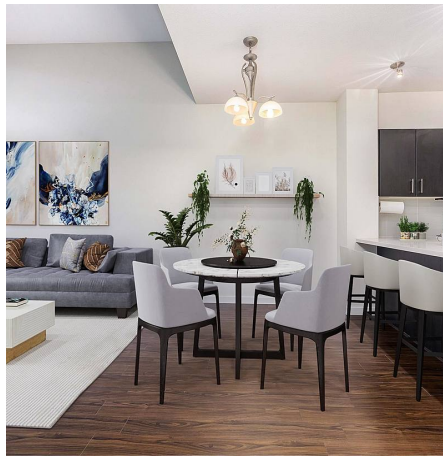
\$464.92 Maintenance Fees

## FEATURES

Year Built: 2013

Views: Peek-a-boo of Fraser River

Listed By: rennie & associates realty ltd.



**Eric Zamora** PREC\*  
778.389.4556  
ezamora@rennie.com  
rennie.com/ericzamora



**Shelly Vellani** PREC\*  
604.710.3681  
svellani@rennie.com  
rennie.com/shellyvellani

**rennie**