

# 1511 Barclay Street, Vancouver

\$2,998,000



Rarely available renovated single family home on a large 4,329 sq. ft. lot in prime peaceful Downtown Vancouver West End gives you the rare opportunity to buy PRIME downtown real estate at a discount with the freedom to either redevelop the property as a multi family building at 1.5 fsr WITHOUT rezoning or single family home or hold for massive potential future appreciation. Recent renovations include a BRAND NEW roof and an updated kitchen, this four bedroom, three full bathroom home on an OVERSIZED lot on tree lined quiet, though centrally located Barclay Street allows you to either hold and wait for future redevelopment, or take advantage of the ability to build up to 6,560 sq. ft. by taking advantage of the 1.5 FSR allowable. Redevelopment plans for 4,300 sq. ft. home are available.

## KEY INFORMATION

MLS® R2904011

Residential Detached

West End

4 Bedrooms

3 Bathrooms

2,542 SF

4,329 SF Lot

## FEATURES

Year Built: 1922

Listed By: RE/MAX Crest Realty

