

# 101 3588 Sawmill Crescent, Vancouver

\$980,000



Great Value at Avalon 1 in River District waterfront community. This bright end unit home features 3 bedroom 3 full bath over 2 floors. Wrap-around patio and wrap-around balcony above, 550sqft combined. Your main floor houses an expanded kitchen with gas range perfect for entertaining. Bedroom on the main and full bath is super versatile for big kids or parents. Ground entrance with 260sqft covered and fenced patio expands your interior space. Upstairs 2 bed 2 full bath, flex/storage/pantry and 290sqft wrap-around balcony space to lounge. 2 Parking Spots 2 Storage Lockers Pet friendly. Many amenities within the development. Everyday conveniences nearby – grocery shopping, coffee, restaurants, liquor store, pet store, health & fitness. Endless adventures around River District.

## KEY INFORMATION

MLS® R2923510

Residential Attached

South Marine

3 Bedrooms

3 Bathrooms

1,213 SF

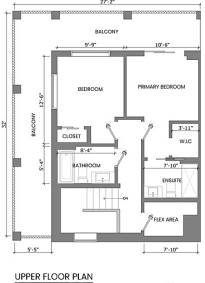
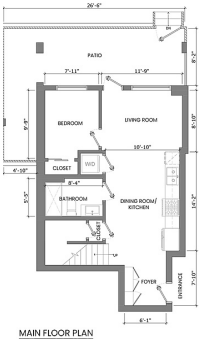
## FEATURES

Year Built: 2019

Listed By: rennie & associates realty ltd.

### 101-3588 SAWMILL CRESCENT, VANCOUVER,

MAIN FLOOR TOTAL: 613 SQ.FT.  
UPPER FLOOR TOTAL: 600 SQ.FT.  
TOTAL: 1,213 SQ.FT.  
BALCONY: 290 SQ. FT.  
PATIO: 267 SQ. FT.



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