

**Behroyan & Associates Real Estate  
Services Ltd.**

**Phone:**  
**Mobile:** 604-716-0005  
**Fax:** 604-281-3343  
**Email:** naz@behroyan.ca

**1495 Clyde Avenue  
West Vancouver, BC  
V7T 1E9**

**1338 HAYWOOD AVENUE, West Vancouver, BC, V7T 1V3, Canada**

**MLS®# R2877169**



Image not found or type unknown

<b>Property Value</b>	\$3,798,000
<b>Type</b>	House/Single Family
<b>Basement</b>	Full, Fully Finished
<b>Parking</b>	1 Car Covered, 4 Total
<b>Year Built</b>	2005
<b>Taxes</b>	9,197.26
<b>Living Area</b>	3,861 sq.ft.
<b>Lot Frontage</b>	57 ft
<b>Lot Depth</b>	140 ft
<b>Lot Size Area</b>	7,980 sq.ft.
<b>Bedrooms</b>	5
<b>Bathrooms</b>	4 full

### Description

A magnificent 5 bedroom, 4 bathroom 3,800sqft CONCRETE home built on an almost 8,000sqft lot with no creeks. This home boasts 3 levels of living alongside of 8 inch thick concrete walls that ensure longevity, durability and insulation. From all floors, enjoy breathtaking water and city views. On the main floor, discover an additional bedroom and full bathroom, ideal for guests or multi-generational living. The basement, where a separate 1 bedroom rental unit awaits, offering both privacy and potential income. Located in the prestigious Ambleside neighborhood of West Vancouver, this home seamlessly blends modern aesthetics with functionality, providing an unparalleled living experience in a coveted location.







