



SELLING NORTH VANCOUVER TEAM

POWERED BY GRANT GARDNER

604-984-SOLD | www.sellingnorthvancouver.com



Location

Address: 2955 St Kilda Ave, North Vancouver BC V7N 2A8

Legal Description: LOT B (EXPLANATORY PLAN 4543) OF LOTS 3 AND 4
BLOCK 15 DISTRICT LOT 786 PLAN 1479

PID: 014-600-331

Folio: 0489-7800-0

DNV Parcel ID: 15-1479-B

Site

Area: 915 sq m (+/- 5%)

Elevation: 201 m above sea level

Latitude, Longitude: 49.33617 N, -123.06353 W

Legal Plan: 1479 (LP)

Property Type: Fee Simple

Vacant Property: No

Ownership

Owner Type: Private

Leased Property: No

Building

Building Name: Residential Building **Date Built:** 1960

Type: Single Family **SubType:** Detached

Heritage Status: Not a heritage building

Value

Land: \$857,000

Building: \$120,000

Total: \$977,000

Civic

Zoning: Single-Family Residential Queensdale Zoning

Neighbourhood: Carisbrooke

Snow Load Zone: 135 to 270 m, 3.3 Kpa

Electoral Riding: North Vancouver—Seymour

MLA: Jane Ann Thornthwaite

Closest DNV

Elementary School: Carisbrooke

Secondary School: Carson Graham

Recreation Centre: Mickey McDougall Rec Centre

Library: Lynn Valley Village—Library & North Commercial

Firehall: Firehall #1

Hospital: Lions Gate Hospital

Police Station: Gerry Brewer Building (RCMP & NSEMO)

Hydrant: 34 m