

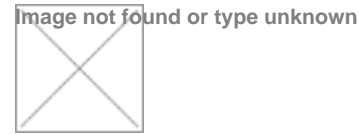


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CENTURY 21 In Town Realty
421 Pacific Street
Vancouver, BC
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1199 Duchess Avenue, West Vancouver, BC, V7T 1H1, Canada

MLS®# R2819204



Property Value	\$4,985,000
Type	House
Parking	Double Garage
Living Area	3,362 sq.ft.
Bedrooms	4
Bathrooms	5 full

Description

Rarely do homes of this calibre, offering these views, come to market. This meticulously crafted 2018-built residence is a testament to luxury and sophistication. Situated on a coveted corner lot, it boasts protected, unobstructed views to the south and west, allowing for breathtaking sunsets and a constant connection to the ocean. The exterior is a masterpiece of landscaping, deck spaces and terrace featuring a private pool enveloped by lush greenery. Miele appliances grace the gourmet kitchen, complementing the elegant limestone counters. Central A/C ensures comfort year-round, while radiant in-floor heating and 10-foot ceilings create an inviting ambiance. Eclipse doors blur the lines between indoor and outdoor living, allowing for seamless alfresco gatherings. Sun-drenched skylights and strategically placed gas fireplaces enhance the open layout, offering warmth and natural light throughout. The residence is equipped with Control 4 technology, seamlessly integrating smart features for modern convenience. Built for entertaining, the media room includes an impressive 140-inch projection screen, bar fridge and poker table. This 4 bedroom (one is roughed in for potential nanny suite) 5 bathroom home is thoughtfully laid out with living/dining up to maximize views and bedrooms below. With every detail considered, this West Vancouver gem exemplifies the pinnacle of contemporary living. It's an oasis where luxury, comfort, and breathtaking views converge in perfect harmony. Don't miss the chance to call this extraordinary property your own.



