

# PALMERSTON

2616 PALMERSTON AVENUE | DUNDARAVE | WEST VANCOUVER



WEST VANCOUVER'S FINE HOMES & LUXURY REAL ESTATE

**D. J. DENNER**  
✦

## SPECTACULAR NEW HOME IN EXCLUSIVE DUNDARAVE

Offered at: **\$5,880,000**

Introducing this luxuriously appointed 5 bedrooms, 4.5 bathroom, custom family residence in Dundarave with sweeping ocean views from Mt. Baker to UBC. Travertine natural stone covers the exterior of this modern design. The exceptional quality and detail is evident throughout the entire home and must be seen to be appreciated. Finishing's include engineered oak hardwood flooring, custom millwork package, European designer tiles throughout, designer crystal lighting fixtures, LED lighting, in-floor radiant heat on all three levels, high velocity air conditioning and HRV.

The open concept on the main floor offers indoor and outdoor living, large heated covered patio space with outdoor gas fireplace making it ideal for entertaining. The luxurious chef's kitchen boasts solid wood, soft closing, custom cabinetry, top

grade WOLF and SUBZERO stainless steel appliances along with a separate WOK kitchen.

The upper level includes three bedrooms, each with its own ensuite. The master bedroom enjoys beautiful city and ocean views along with access to a private outdoor patio.

The lower floor includes a state of the art media room, cedar sauna, wet bar, wine room and two additional bedrooms.

Many additional features include Control 4 home automation for lighting, sound and media controls, four camera security system, built in Hide-A-Hose vacuum system and the multi-zone irrigation system. Includes oversized, attached two car garage.

**2616 PALMERSTON AVENUE**

DUNDARAVE | WEST VANCOUVER

Offered at: **\$5,880,000**

604 773 5204

[dj@djdenner.ca](mailto:dj@djdenner.ca) | [djdenner.ca](http://djdenner.ca)



## PROPERTY FEATURES

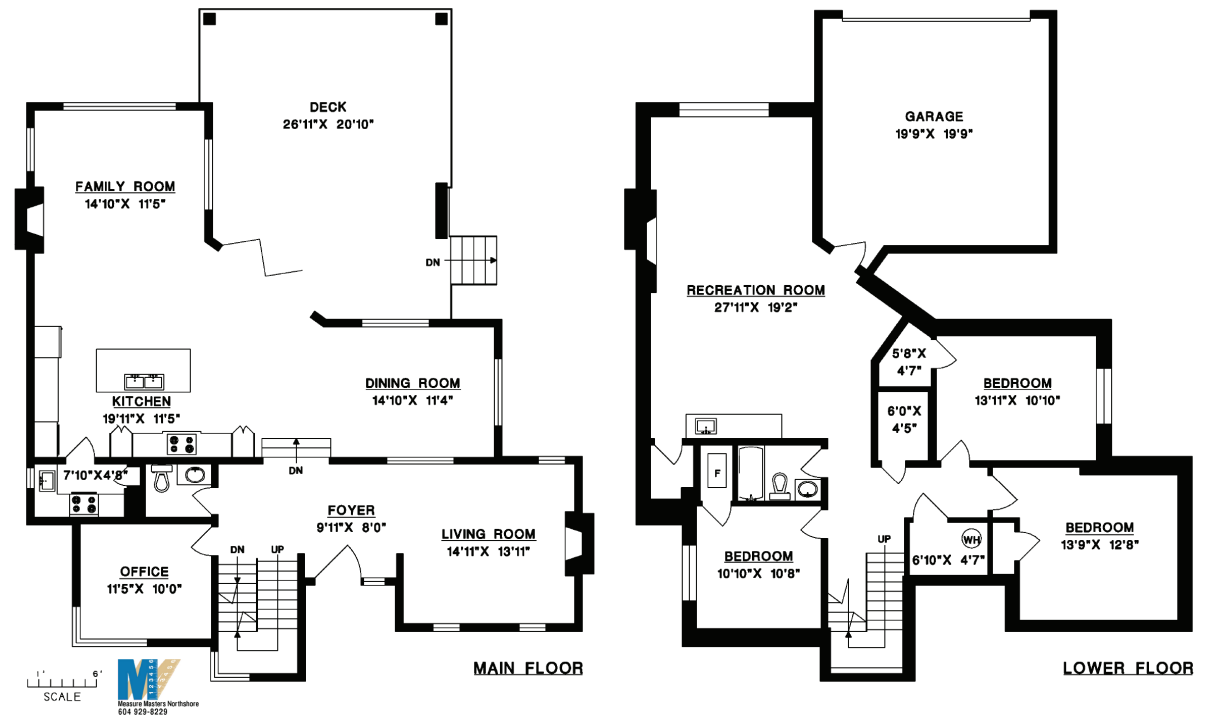
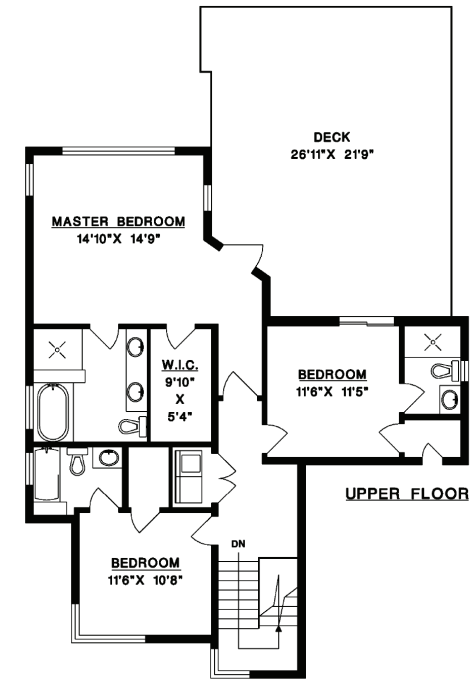
Bedrooms:	5
Bathrooms:	4.5
Living Area:	4,230 sqft
Lot:	7,693 sqft
Depth:	112 ft
Frontage:	64 ft
Storeys:	3
Style:	Contemporary
Balcony/Patio:	Yes
View:	Panoramic Ocean Views
Taxes:	\$6,714.23
Year Built:	2016
Warranty:	2-5-10
Parking:	2 Covered
Basement:	Yes
Fireplaces:	3
Kitchen:	2





**“THE EXCEPTIONAL QUALITY IS EVIDENT THROUGHOUT”**

The entire home must be seen to be appreciated. Finishings include engineered oak hardwood flooring, custom millwork package, European designer tiles throughout, designer crystal lighting fixtures, LED lighting, in-floor radiant heat on all three levels, high velocity air conditioning and HRV.



## SPECS

Main Level: 1,553 sqft  
 Upper Level: 1,124 sqft  
 Lower Level: 1,553 sqft  
**TOTAL: 4,230 sqft**

Garage: 438 sqft  
 Decks: 1,080 sqft



DJDENNER.CA

604.773.5204 | [dj@djdenner.ca](mailto:dj@djdenner.ca)

1555 Marine Drive  
West Vancouver BC V7V 1H9

Maximum care has been taken to ensure the accuracy of the contents of this brochure, but we cannot guarantee it. Buyers to verify all details. Not intended to induce breach of an existing agency agreement. D. J. Denner is an affiliate member of Angell Hasman & Associates (1555 Marine Drive, West Vancouver)