



3576 MARSHALL STREET

JENNY + SUZANNE | REAL ESTATE ADVISORS

stilhavn
REAL ESTATE SERVICES

BEAUTIFUL RENOVATION ON A QUAIN T TREE LINED STREET!

Featured in Home & Style Magazine, this East Vancouver home is something special! The main floor flows effortlessly for entertaining - hardwood floors, spacious built in dining area, and luxurious Peter Wilds designed kitchen - oversized island & high-end Miele & Bosch appliances! Step outside onto the large covered patio, offering the perfect extension of indoor/outdoor living. Upstairs you will find a bright bathroom, 2 spacious bedrooms with vaulted ceilings, with the principal bedroom offering a beautiful balcony for enjoying your morning coffee! Full of friendly neighbours & kids, everybody loves Marshall Street! Walking distance to schools, Commercial Drive, Community Centre, Flourist, Collective Goods, and local hidden gems! Proximity Trout Lake/John Hendry Park makes this a great place for weekend family outings and picnics!

Floor Area	2,834 sqft
Year Built	1913
Bedrooms	4
Bathrooms	4
Taxes	\$7,046.67
Rental Suite	Yes - 2
Storage	Yes - huge shed!
Outdoor Space	Patios & Balcony
Area Features	Shops, amenities, schools, parks & recreation nearby!



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