

Presented by:
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Vancouver East, Fraserview VE Residential Detached
2302 HARRISON DR, V5P 2P8 MLS# V1108127
Active



List Price: \$1,558,000

Complex/Subdiv:

Frontage: 66.00 ft	Bedrooms: 5	PID: 009-440-011
Depth/Size: 150	Bathrooms: 3	Type: House/Single Family
Lot Area SqFt: 10530.00	Full Baths: 3	Approx Yr Blt: 1963
Rear Yard Exp:	Half Baths: 0	Age at List Date: 52
Meas Type: Feet	If New GST/HST Incl:	Taxes: \$6,177 (2014)
Flood Plain:	Zoning: RS-1	

View:
 Serv. Connected: Electricity, Natural Gas, Sanitary Sewer, Water

Style of Home: 2 Storey	Total Parking:	Covered Parking:
Construction: Frame - Wood	Parking Access:	
Foundation: Concrete Perimeter	Parking Facilities: Det.Grge/Carport	
Exterior: Mixed		
Rainscreen:	R/I Plumbing:	Dist to Public Trans:
Type of Roof: Tar & Gravel		Dist to School Bus:
Renovations:	Reno Year:	Possession:
Flooring:		Title to Land: Freehold NonStrata
Water Supply: City/Municipal		Seller's Interest: Registered Owner
Heat/Fuel: Natural Gas, Forced Air		Mortgage Info: \$0
No. of Fireplaces: 2	R/I Fireplaces:	Property Disclosure: Y
Fireplace Fuel: Wood		Out Buildings:
Outdoor Area: Balcony(s); Patio(s) or Deck(s)		
Pad Rental:		
Fixtures Leas: N		
Fixt Removed:		

Legal: PL VAP8574 LT 45 BLK 26 LD 36 FRASERVIEW, AMD (EXP PL 9791).

Amenities:

Site Influences:

Features Incl:

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main F.	Living Room	25' X 15'8	Below	Bedroom	13'4 X 14'3			X
Main F.	Dining	13'8 X 11'2	Below	Bedroom	12'8 X 8'2			X
Main F.	Kitchen	18'1 X 10'2	Below	Laundry	13'4 X 8'6			X
Main F.	Family Room	19'8 X 15'1	Below	Storage	13'6 X 4'8			X
Main F.	Master Bedroom	10'2 X 11'8			X			X
Main F.	Bedroom	9'8 X 13'7			X			X
Main F.	Storage	8'0 X 4'6			X			X
Below	Living Room	15'6 X 15'8			X			X
Below	Kitchen	13'8 X 12'0			X			X
Below	Bedroom	12'4 X 12'5			X			X

Floor Area (SqFt):		Bathrooms	
Main Floor Area SqFt:	1,800	Total # Rooms:	14
Finished Floor Up SqFt:	0	# Kitchens:	2
Finished Floor Down:	1,419	Finished Levels:	2
Finished Floor Bsmt SqFt:	0	Crawl/Bsmt Height:	4
Total Finished Floor SqFt:	3,219	Basement Area:	Full, Fully Finished
			5
			6
Unfinished Floor:	0	Suite:	7
Grand Total Floor Area:	3,219		8

Listing Broker(s): RE/MAX Real Estate Services, RE/MAX Real Estate Services

Big, 2 level 5/6 bdrm, 3 bath, 2 kitchen, 3200 sq.ft family home on a Gorgeous 10,500 sq.ft. Corner View lot in a quiet, 1st class Fraserview neighbourhood. The house has been upgraded and renovated in past 3 years, and boast large rooms,open plan, great decks and patios, walk out ground level to a private landscaped yard, great South views & more. This is a very attractive home for large or extended families, and a Rare Opportunity for Builders and those looking to build their large dream home - including Laneway house. Don't miss -- please allow notice for appts.urs 1st showing Thursday March 5, 4:30 - 6PM. Open Sunday March 8 2-4 PM