



# 50 7488 SOUTHWYNDE AVE, BURNABY, BC V3N 5C6



**Lara Grafu**  
 Realtor®  
 604.442.9479  
 E Laragrafu@gmail.com  
 W laragrafu.ca



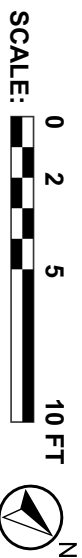
# \$749,900

MLS® Number: R2982720

50 7488 Southwynde Ave  
 Burnaby, BC V3N 5C6



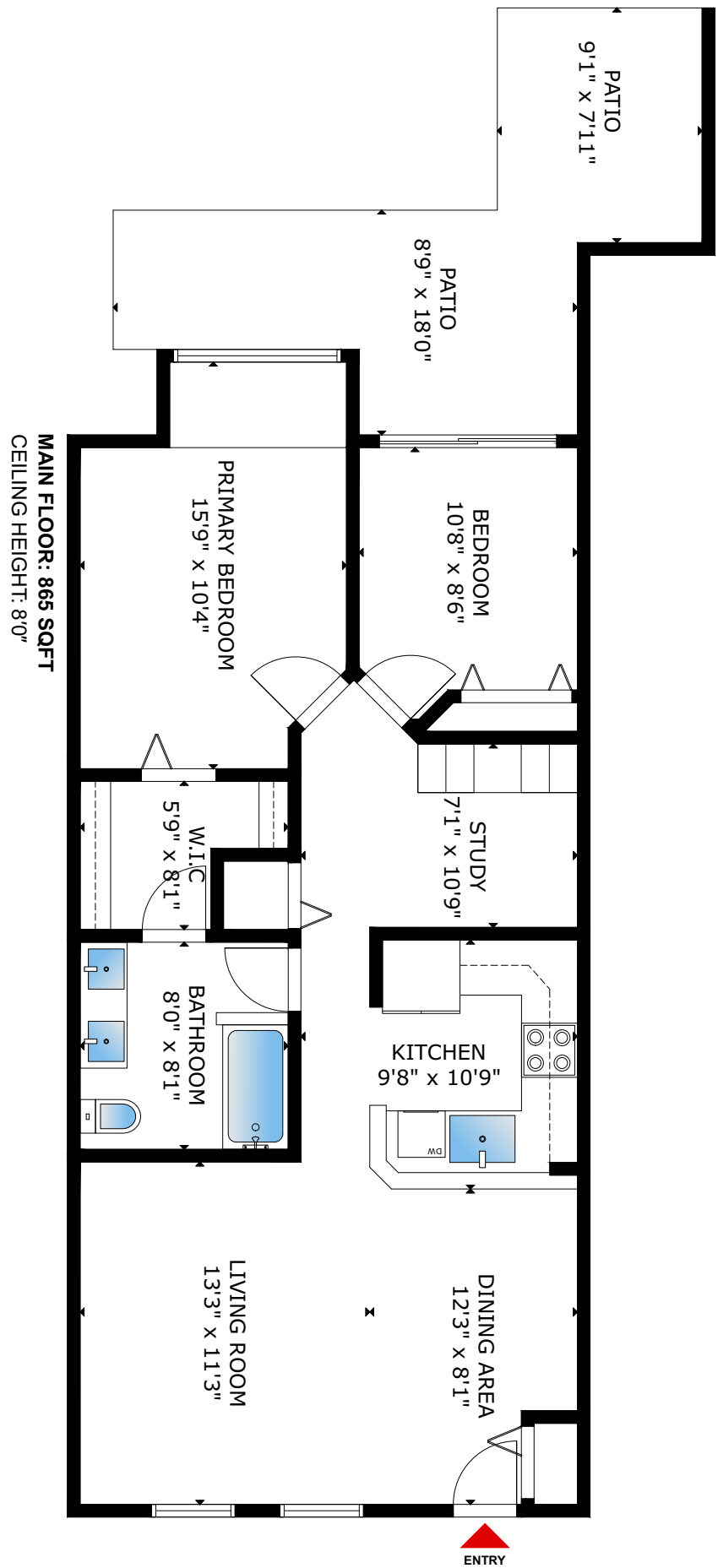
Property Showcase



Captured and Presented by



Project No.: #11569 Date: 03.21.2024  
 This floor plan is a field sketch prepared by a professional and is not guaranteed. The information is not intended to solicit or induce the purchase of any real property. The information is not intended to be used as a basis for any legal action.



**Lara Grafu**  
 Realtor®  
 604.442.9479  
 E Laragrafu@gmail.com  
 W laragrafu.ca



Living Area: **865** Squarefeet



Bedroom(s): **2**



Bathroom(s): **1**



● LIVING AREA

865 SQ FT

● EXTRA AREA

194 SQ FT

Main Floor

865 SQ FT

Patio

194 SQ FT

SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY





Area:

**865**

Squarefeet



Bedrooms:

**2**



Bathrooms:

**1**



Parkings:

**1**



**50 7488 SOUTHWYNDE AVE  
BURNABY, BC V3N 5C6**

Property Type ..... Single Family  
 Building Type ..... Townhouse  
 Square Footage ..... 865 sqft  
 Built in ..... 2003  
 Total parking space ..... 1

**DESCRIPTION:**

Welcome to LedgeStone by Adera! First time on the market, this ground-level 2-bedroom, 1-bathroom home is in an unbeatable location near lush trails, schools, and amenities. The modern kitchen boasts quartz countertops, stainless steel appliances, and newer flooring, while the study room includes built-in cabinetry for extra storage. The thoughtfully designed layout maximizes space and comfort, featuring a cozy fireplace that adds warmth and charm—perfect for relaxing or entertaining. Enjoy the convenience of a Bosch in-suite washer and dryer and a newly renovated spa-like bathroom with double sinks and Toto fixtures, accessible from both the hallway and primary bedroom. Don't miss this rare opportunity to own in one of the most desirable neighborhoods!

