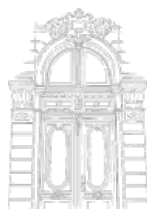


PONCET & PONCET

L'Immobilier d'Exception
— FRANCE —

1318 MINTO CRESCENT



www.poncet-poncet.com

Exclusive Affiliate of Christie's International

PONCET & PONCET

L'Immobilier d'Exception

— F R A N C E —

1318 MINTO CRESCENT

Simply breathtaking! Rarely does a home of this caliber come to market. Situated on a stunning 26,581 sq.ft corner property, you'll immediately appreciate the privacy & the abundance of light that cascades into your garden & home. Enjoy the amenities of the south facing terrace & yard complete with pool, hot tub, cabana & games court. Relax, take in the ambiance of your surroundings & enjoy access to your expansive great room, chef's kitchen & secondary kitchen. This 10,000 home features 5 bedrooms-four up-the primary room being your sanctuary from a busy day. Gym, recreation & golf room & fabulous attached garage. A majestic home that is second to none & strategically located to provide easy access to downtown Vancouver, the airport & the most prestigious schools. An extremely rare offering.

Visit the official website for this property (shaughnessyluxuryestate.com) [here](#).

LOCATION

- Situated in Vancouver's revered neighbourhood of Shaughnessy
- Direct access via Granville Street to both the city's downtown core and Vancouver International Airport
- 2 blocks from the bucolic natural surroundings of VanDusen Botanical Gardens

SCHOOLS

- Shaughnessy Elementary
- Eric Hamber Secondary
- General Gordon Elementary (French Immersion – Late)
- Sir Winston Churchill Secondary (French Immersion – Secondary)
- Century High School (Private)
- St. John's School (Private)
- Little Flower Academy
- York House

LOT

- The upmost in privacy for the discerning purchaser
- 149 foot x 178.4 foot lot
- 26,581.60 sq.ft. property
- Meticulously landscaped grounds featuring immaculate gardens

HOME

- Stunning 9,950 sq.ft. of prestigious living space
- 5 Bedrooms
- 9 Bathrooms - 8 Full and 1 Half

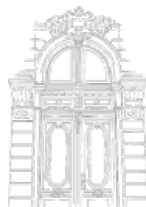
LIVING FEATURES

- Interior layout has been meticulously planned to create a subtle natural flow throughout the home
- Dual fireplace entry foyer
- Custom SieMatic state-of-the-art kitchen imported from Germany with Gaggenau appliances and stone countertops
- Dining and living rooms with multiple areas for togetherness
- A comprehensive gym, golf simulator, games and media rooms for recreational and relaxation time
- Luxurious principal bedroom suite includes his and hers dressing room , custom electric black out blinds, Victoria Albert soaker tub, rainfall shower, Italy imported Gessi sink and faucets and built in fireplace
- Ample space for the family to grow without ever feeling crowded

OTHER FEATURES OF THE HOME

- Clerestory windows emit exquisite natural light
- The limestone exterior provides a neutral background that compliments the lively landscape of the garden
- Ozone pool, hot tub, cabana, games court and kitchen
- Garage floor is abrasion and UV resistant Polyaspartic Resin System with Sikafloor protective sealer
- Zoning: RS-5
- Taxes: \$ 88,201.50 (2021)

Prix : \$19,076,923.00 USD



www.poncet-poncet.com

Exclusive Affiliate of Christie's International