

**LONDON
PACIFIC**



Old Dollarton Road

Riverside Drive

MEDIUM DENSITY APARTMENT DEVELOPMENT OPPORTUNITY

2204, 2212 & 2220 OLD DOLLARTON ROAD
NORTH VANCOUVER BC

OPPORTUNITY POTENTIAL

SALIENT FACTS

Address
2204*, 2212** & 2220 Old Dollarton Road

PID
013-881-965, 013-881-604, 013-881-612

Neighbourhood Plan
Maplewood Village Centre

Net Site Area
20,618 Sqft

Current Zoning
RS3

OCP Land Use Designation
Residential Level 6: Medium Density Apartment

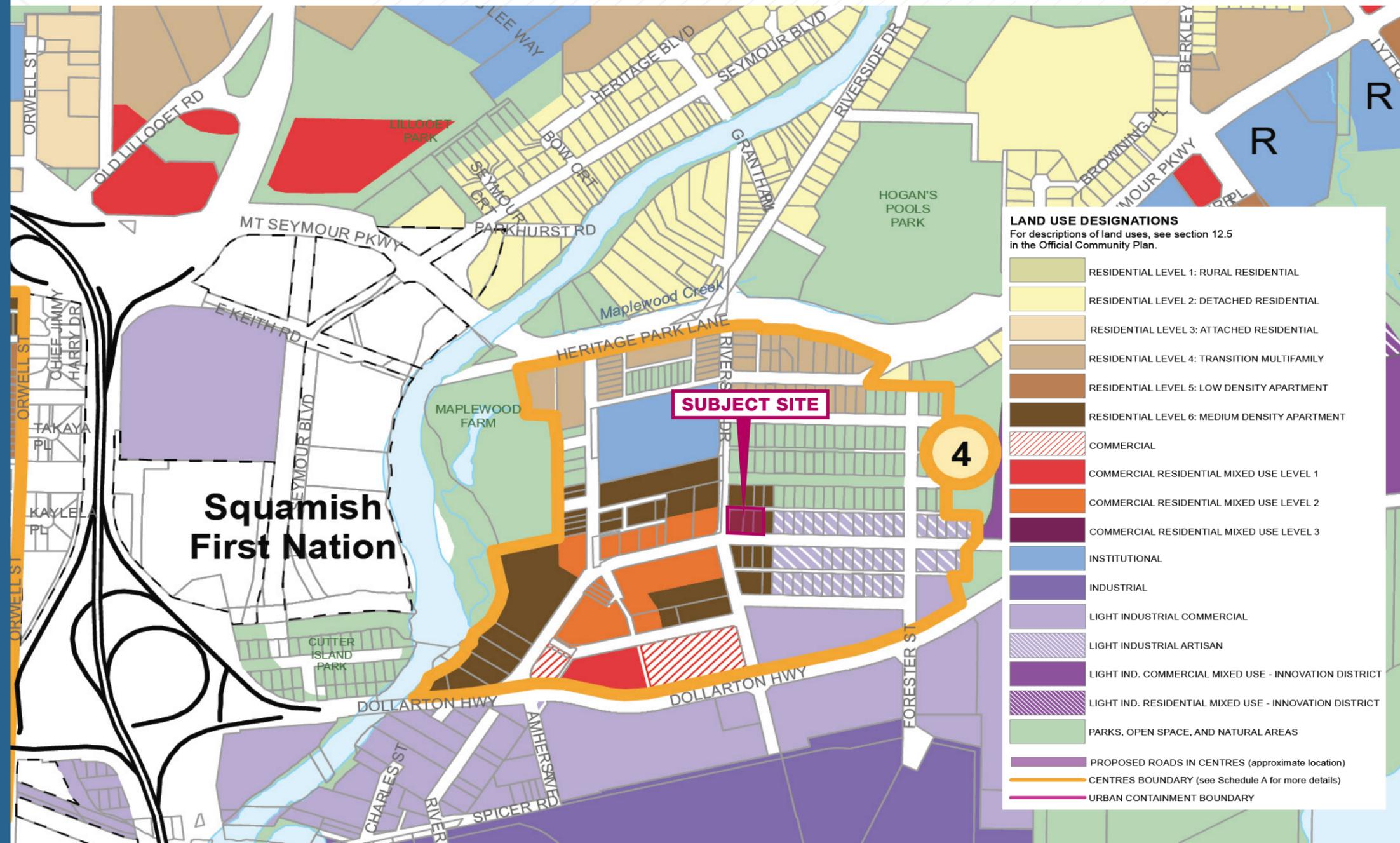
Estimated FAR
2.5

Potential Buildable
51,545 Sqft

RESIDENTIAL LEVEL 6: MEDIUM DENSITY APARTMENT

Areas designated for medium density apartment are intended predominantly to provide increased multifamily housing up to approximately 2.50 FSR at strategic locations in centres and corridors. Development in this designation will typically be expressed in medium rise apartments. Some commercial use may also be permitted in this designation.

Property	Size (SF)
2204 Old Dollarton Rd	8418
2212 Old Dollarton Rd	6100
2220 Old Dollarton Rd	6100
Total	20,618



*represented by RoyalLePage Sussex & **represented by RE/MAX Masters Realty

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