

# 3002 6838 Station Hill Dr

## City in the Park! Luxurious Belgravia CORNER PENTHOUSE unit with West, North and East VIEWS

- ◆ 2 bedrooms + den,
- ◆ 2 bathrooms,
- ◆ 1,308 SF suite
- ◆ 2 balconies!
- ◆ 26 year old building
- ◆ Amazing mountain and city views!
- ◆ No other buildings nearby to block
- ◆ Excellent interior condition:
  - ◇ New interior paint
  - ◇ Brand new high-end wide plank laminate floors in living room, dining room, kitchen, eating area, den and hallway to the bedrooms
  - ◇ Brand new carpets in bedrooms
- ◆ Door-and-a-half unit door for easy furniture entry
- ◆ Attractive floor and ceiling mouldings
- ◆ Floor to ceiling windows in den and eating area
- ◆ 1 parking stall & 1 full size locker
- ◆ Great amenities including indoor pool, gym, billiard table, ping pong, meeting room, lounge, library
- ◆ Beautifully landscaped surrounding grounds
- ◆ Convenient location walking distance to Edmonds Skytrain station and Highgate Centre amenities and shopping!



**GEOFF JARMAN**  
PERSONAL REAL ESTATE CORPORATION

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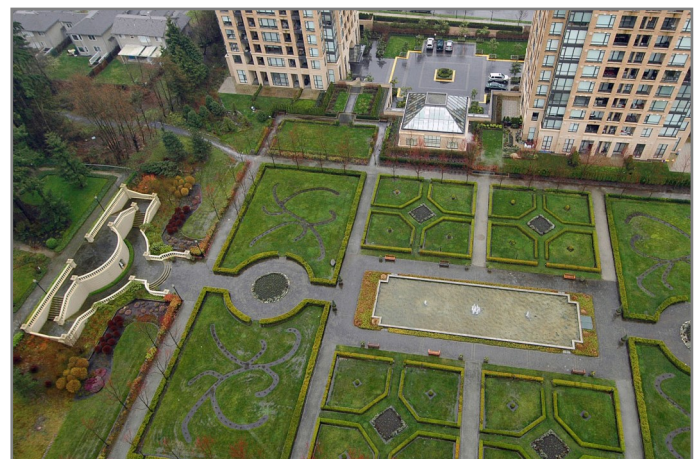
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## Local Schools!

\*Information from SD#41 school locator. Please verify if important

### Elementary

K - 7 Taylor Park Elementary

### Secondary

8 - 12 Byrne Creek Secondary

### Early French Immersion

K - 7 Marlborough Elementary

### Late French Immersion

6 - 7 Armstrong Elementary

### Secondary French Immersion

8 - 12 Cariboo Hill Secondary

### Post Secondary

SFU, BCIT & Douglas College

## What's Nearby

Kim's Mart, Save-on-Foods, Buy-Low Foods, Shoppers Drug Mart, European Butcher Boy, Tommy's Market, Rustic Bread Bakery, Jovo The Butcher, Rona, Home Hardware & others

Highgate Village Shopping Centre, Market Crossing, Metrotown

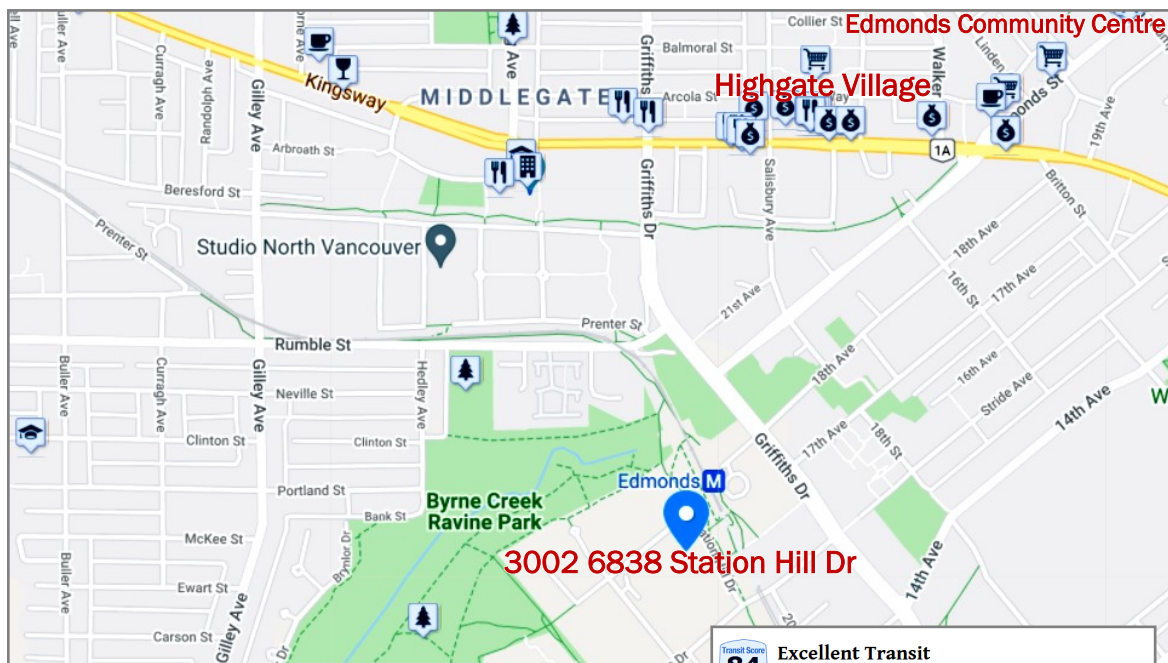
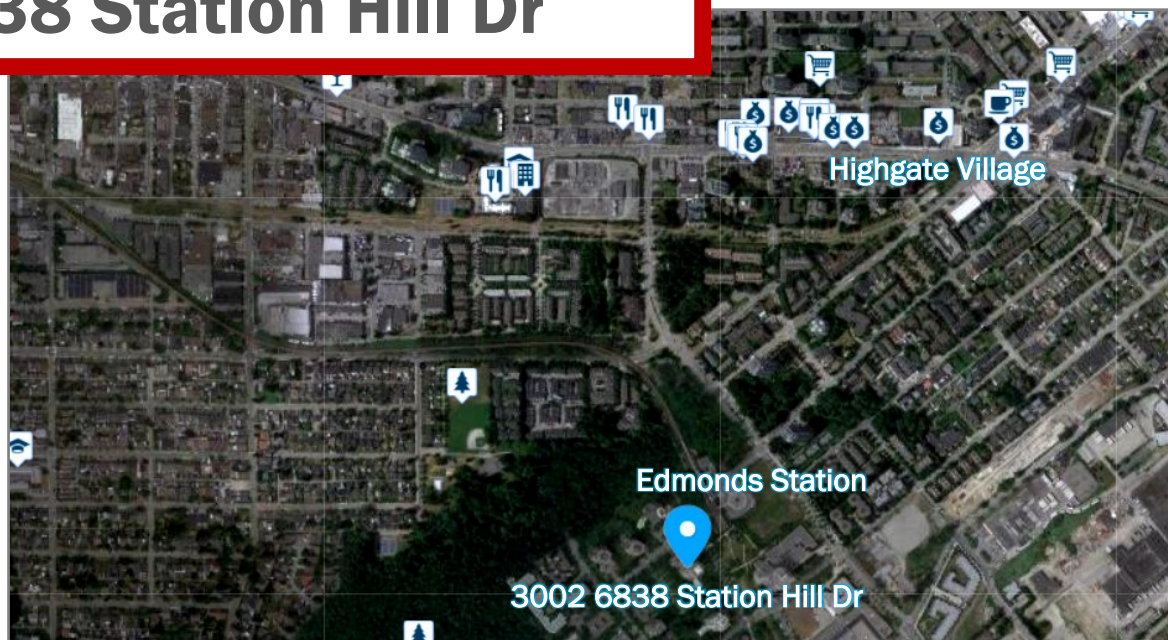
Pho 68, Arisu, Me N' Ed's Pizza, Hart House, Trattoria Burnaby, Cactus Club Café, Jang Mo Jib, Marutama Ramen, Sushi Garden, Cactus Club Café, Boston Pizza, White Spot & so many more!

Waves, Starbucks, Tim Hortons, McDonald's, & others

Edmonds Community Centre, Burnaby Public Library, Nikkei Museum & Cultural Centre, Cineplex Metropolis, Shadbolt Centre & others

Byrne Creek Ravine Park, Taylor Park, Fraser Foreshore Park & Fitness Circuit, Riverway Golf Course, & others.

BC Parkway & Highland Trails



## 6838 Station Hill Drive

Burnaby, British Columbia, V3N 5A4  
Commute to Downtown Burnaby

16 min 41 min 37 min 60+ min View Routes

Favorite Map Nearby Apartments

**Walk Score**  
37

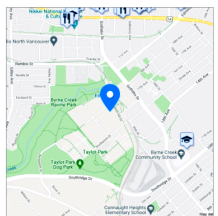
**Car-Dependent**  
Most errands require a car.

**Transit Score**  
84

**Excellent Transit**  
Transit is convenient for most trips.

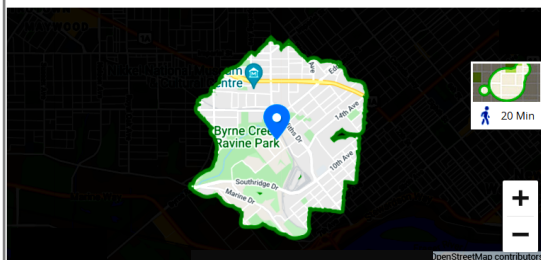
**Bike Score**  
70

**Very Bikeable**  
Biking is convenient for most trips.



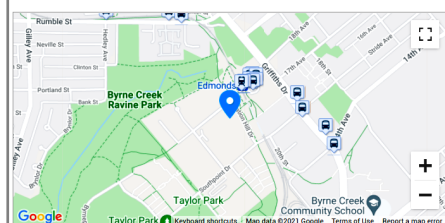
## Travel Time Map

Explore how far you can travel by car, bus, bike and foot from 6838 Station Hill Drive.



## Excellent Transit

6838 Station Hill Drive has excellent transit which means transit is convenient for most trips.



### Rail lines:

Expo Line 0.1 km

### Bus lines:

148 Royal Oak Station/Edm...	0.2 km	147 Metrotown Station/Ed...	0.2 km
106 New Westminster Stati...	0.2 km	101 Lougheed Station/22nd...	0.2 km
112 Edmonds Station/New ...	0.2 km	119 Edmonds Station/Metr...	0.2 km
116 Edmonds Station/Metr...	0.2 km	133 Holdom Station/Edmon...	0.2 km

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