

BUILDING BROCHURE

PARC RIVIERA – 10011 RIVER BUILDING

10011 River Dr. · Richmond, BC V6X 0N2 · Bridgeport RI



Scan to view online



1 FOR SALE
FROM \$528,000

1 SOLD · 12 MO
\$476,000–\$476,000



Unit Mix

1 Bedroom
7 units
552 – 636 sf
from \$396,000

2 Bedroom
15 units
677 – 935 sf
from \$505,500

3 Bedroom
2 units
928 – 930 sf
from \$645,000

For Sale in Parc Riviera - 10011 River Building & Complex

1 currently active

ASKING	BEDS / BATHS	SIZE	\$/SF	UNIT / ADDRESS
\$528,000	2 / 1	677 sf	\$780	509 10011 RIVER DRIVE

Recently Sold in this Building

SOLD PRICE	BEDS	SIZE	\$/SF	DATE
\$476,000	1 / 1ba	552 sf	\$862	2025-10-16
\$625,000	2 / 2ba	760 sf	\$822	2025-06-13
\$660,000	2 / 2ba	863 sf	\$765	2025-05-23
\$645,000	2 / 2ba	727 sf	\$887	2025-02-04

Value & Financing

Price Positioning

\$780 /sq ft

Active listings here average **\$780/sf** vs **\$929/sf** across Bridgeport RI.

16% below area average

Mortgage Snapshot

\$2,529 /mo

Entry price (from) **\$528,000**

20% down payment **\$105,600**

Rate / amortization **5.24% · 25 yr**

Estimate only — not a lending offer. Rate illustrative; confirm with your mortgage advisor.

YEAR BUILT 2015	LEVELS 4	SUITES 56	CONSTRUCTION Frame - Wood
EXTERIOR Mixed	TITLE TO LAND Freehold	STRATA PLAN EPS2699	DEVELOPER Oris Consulting Limited
ARCHITECT Cotter Architects		MANAGEMENT First Service Residential	

Overview

Parc Riviera - 10011 River Dr, Richmond, BC V6X 0N2, Canada. Strata plan number BCP49352. Crossroads are No. 4 Road and McLennan Avenue. Parc Riviera is 4 stories with 56 units. Estimated completion is 2015. Developed by Oris Consulting Ltd. and DAVA Developments. Architecture by Cotter Architects. Interior design by Area 3 Designs. Featuring spectacular North Shore mountains and riverside views, this urban village will boast 20-acre masterplan community,

5-acres of parks and gardens, 4000 feet of riverfront dyke trails, clubhouse, a 5,500 sq. ft. daycare center, tennis court, restaurants and retail boutiques. Exquisite landscaping, cobblestone mews, and graceful water features surround the public plaza that is the heart of Parc Riviera Village. Nearby parks include Park Site on Shaughnessy Street, Talmey Neighborhood School Park and Ash Park. Nearby schools include Robert J Tait Elementary, Talmey Elementary, Tomsett Elementary and Cambie Secondary. The closest grocery stores are Fujiya Japanese Foods, Fujiya Japanese Foods and Acme Grocery Store. Nearby coffee shops include Tim Hortons, Deane & Co/Metal Prep Specialist and River Road Cafe. Nearby restaurants include Riverside Cafe, Dai Jang Kum and quiznos sub. MMaintenance inclusion includes Garbage Pickup, Gas, Hot Water and Recreation Facility.

Other buildings in complex are 10111 RIVER DRIVE, 10133 RIVER DRIVE, 10119 RIVER DRIVE, 10155 River Drive and 10033 RIVER AVE.

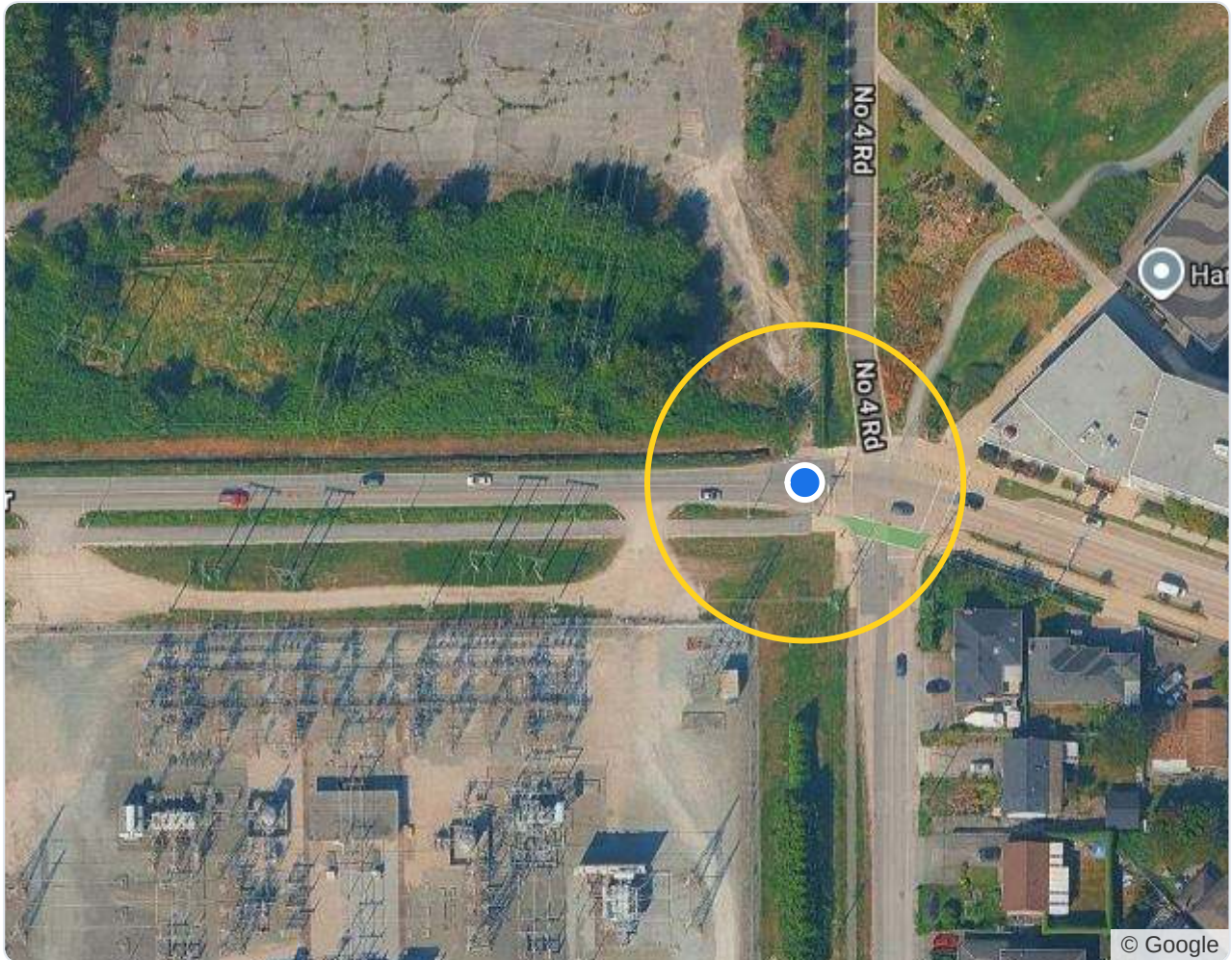
Amenities & Features

- | | |
|---------------------|---------------------|
| ✓ Day Care | ✓ Exercise Centre |
| ✓ In Suite Laundry | ✓ Pool; Indoor |
| ✓ Swirlpool/hot Tub | ✓ Wheelchair Access |

Maintenance Fees Include

- | | |
|------------------|-------------|
| ✓ Garbage Pickup | ✓ Hot Water |
| ✓ Management | |

Location



Les Twarog

RE/MAX Crest Realty · BC Condos & Homes Team

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