

BUILDING BROCHURE

SPRUCE VILLAGE

1138 Foundry Quay · Vancouver, BC V6H 3P1 · False Creek



Scan to view online



2 SOLD · 12 MO
\$430,000–\$1,050,000



Unit Mix

1 Bedroom

1 unit
689 – 689 sf
from \$430,000

2 Bedroom

3 units
1,028 – 2,766 sf
from \$600,000

3 Bedroom

3 units
1,247 – 1,542 sf
from \$999,000

4 Bedroom

2 units
1,506 – 1,537 sf
from \$870,000

Recently Sold in this Building

SOLD PRICE	BEDS	SIZE	\$/SF	DATE
\$430,000	1 / 1ba	689 sf	\$624	2026-07-14
\$1,050,000	2 / 2ba	1180 sf	\$890	2025-12-04
\$870,000	2 / 1ba	1028 sf	\$846	2025-02-10
\$926,000	4 / 2ba	1537 sf	\$602	2024-03-12

YEAR BUILT 1978	LEVELS 1	SUITES 36	CONSTRUCTION Frame Wood
EXTERIOR Frame Wood	TITLE TO LAND Leasehold Prepaid-strata		STRATA PLAN VAS514

Overview

Welcome to Spruce Village. Spruce Village is a 36-home strata residence located at 1138 Foundry Quay in Vancouver, in the False Creek neighbourhood. Completed in 1978, it is registered under Strata Plan VAS514 and held as Leasehold Prepaid-Strata. It sits near the intersection of Foundry Quay & The Castings.

Residents enjoy an array of amenities including bike room, garden and storage, underground rear access concrete garage door opener parking and baseboard / electric heating.

Set in False Creek, Vancouver, Spruce Village offers shopping, garden, private yard, a central location, marina and recreation nearby. Explore floor plans, prices, availability, MLS listings and full building details on BCCondos.net.

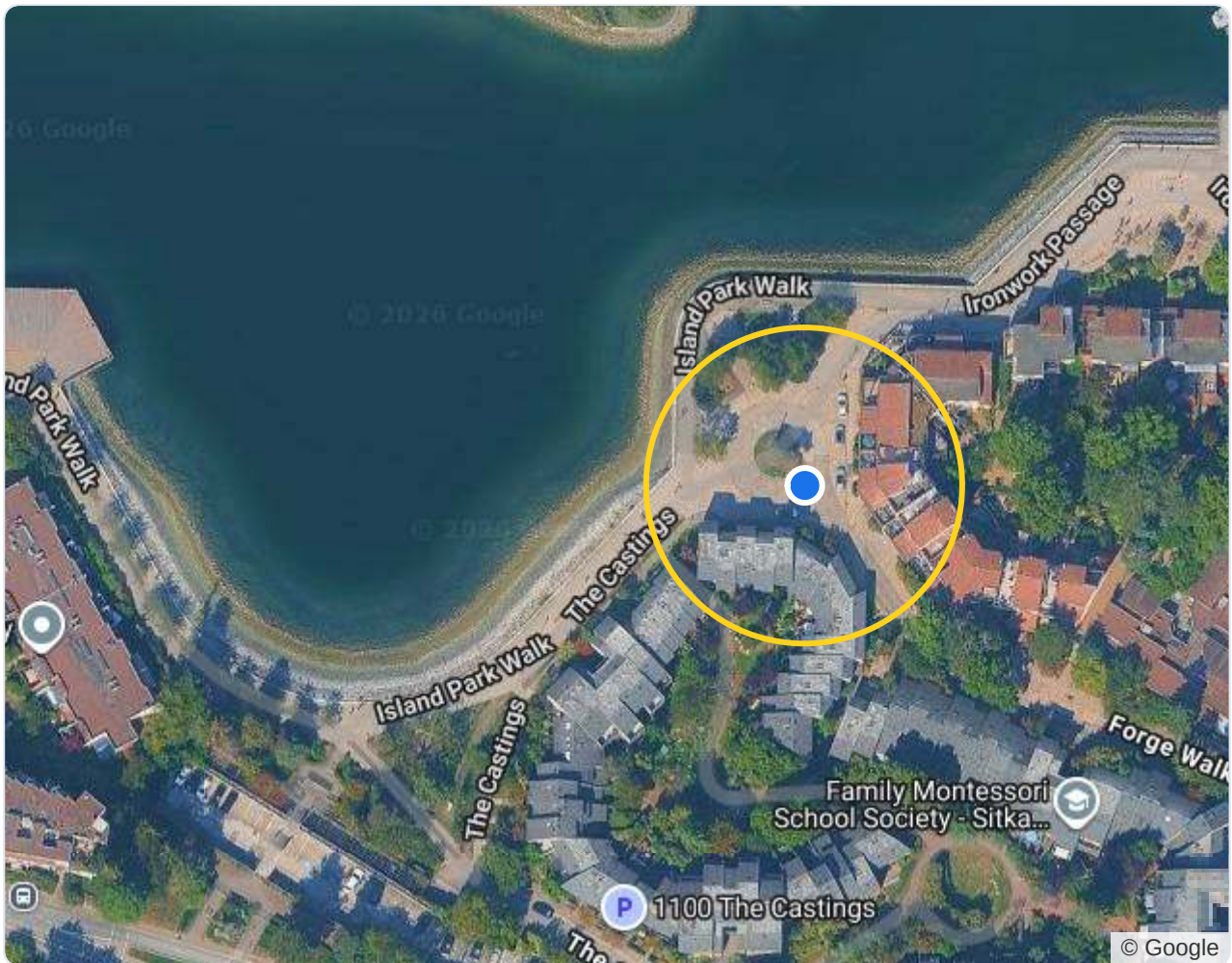
Amenities & Features

- ✓ Bike Room
- ✓ Garden
- ✓ Storage

Maintenance Fees Include

- ✓ Management
- ✓ Sewer
- ✓ Snow Removal
- ✓ Water

Location



Neighbourhood & Walkability — False Creek

The south shore of False Creek has had quite a diverse history of land uses since its founding. South False Creek went from being an industrial park, in the late 1800s and early 1900s, to being the populous residential area that it is today. The north shore of False Creek, on the downtown peninsula, has undergone multiple stages of development since its purchase by the province from the Canadian Pacific Railway in the early 1980s. Before the BC Cabinet bought the land of Nort...

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Les Twarog

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