

BUILDING BROCHURE

WESTSIDE MANOR - 11875 210TH BUILDING

11875 210th St. · Maple Ridge, BC V2X 7N7 · Southwest Maple Ridge



Scan to view online



1 FOR SALE
FROM \$724,999

1 SOLD · 12 MO
\$695,000-\$695,000

12-MO SOLD TREND
31.2

BC Condos & Homes Team
604-671-7000 | www.VancouverFloorPlans.com



Unit Mix

3 Bedroom

8 units

1,278 – 1,516 sf

from \$529,900

For Sale in Westside Manor - 11875 210th Building & Complex

1 currently active

ASKING	BEDS / BATHS	SIZE	\$/SF	UNIT / ADDRESS
\$724,999	3 / 3	1285 sf	\$564	11 11875 210 STREET

Recently Sold in this Building

SOLD PRICE	BEDS	SIZE	\$/SF	DATE
\$695,000	3 / 3ba	1295 sf	\$537	2025-11-10
\$685,000	3 / 3ba	1278 sf	\$536	2023-07-30
\$678,000	3 / 3ba	1300 sf	\$522	2022-07-17
\$615,000	3 / 3ba	1285 sf	\$479	2021-05-18

Value & Financing

Price Positioning

\$564 /sq ft

Active listings here average **\$564/sf** vs **\$686/sf** across Southwest Maple Ridge.

18% below area average

Mortgage Snapshot

\$3,472 /mo

Entry price (from) **\$724,999**

20% down payment **\$145,000**

Rate / amortization **5.24% · 25 yr**

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

YEAR BUILT 1994	LEVELS 2	SUITES 14	CONSTRUCTION Frame - Wood
EXTERIOR Vinyl	TITLE TO LAND Freehold Strata	STRATA PLAN LMS1289	MANAGEMENT Confidential

Overview

Westside Manor - 11875 210 Street, Maple Ridge, BC V2X 7N7, LMS1289 - located in Southwest Maple Ridge, near the crossroads 210 Street and Lougheed Hwy. The Westside Manor is walking

distance to Cook Park, Camwood Park, Meadow Ridge Shopping Centre, Westridge Centre, Fitness Unlimited, Save-on-Foods, London Drugs, Zellers, Starbucks Coffee, Westgate Shopping Centre, Ridge Meadows College, Hammond Elementary School, Hammond Community Centre, Hammond Stadium, Hammond Park, Maple Ridge Elementary and Maple Ridge Golf Course. The restaurants in the neighbourhood are Pizza Hut, The Keg Steakhouse and Bar, A&W Restaurants, Burger King Restaurants, Tim Horton's, GM, Boston Pizza and ABC Country. Meadow Garden Golf Centre and Golf Club, Meadowtown Shopping Centre, Cineplex Odeon Meadowtown Cinemas, Real Canadian Superstore, Pitt Meadows Secondary School, Davie Jones Elementary School, Bonson Park and Pitt Meadow Athletic Park are within minutes of drive from the complex. The residents of Westside Manor have easy access to Lougheed Hwy and Golden Ears Bridge. The bus stops are near the complex and Maple Meadows Station is a 5-minute drive distance away. The Westside Manor was built in 1994 with a frame-wood construction and vinyl exterior finishing. There are 14 units in development and in strata. These two-level homes have full rain screen. The features are a playground, a storage and in-suite laundry. Most homes offer spacious rooms, gas fireplaces, single garages, sun decks, patios and large fenced backyards.

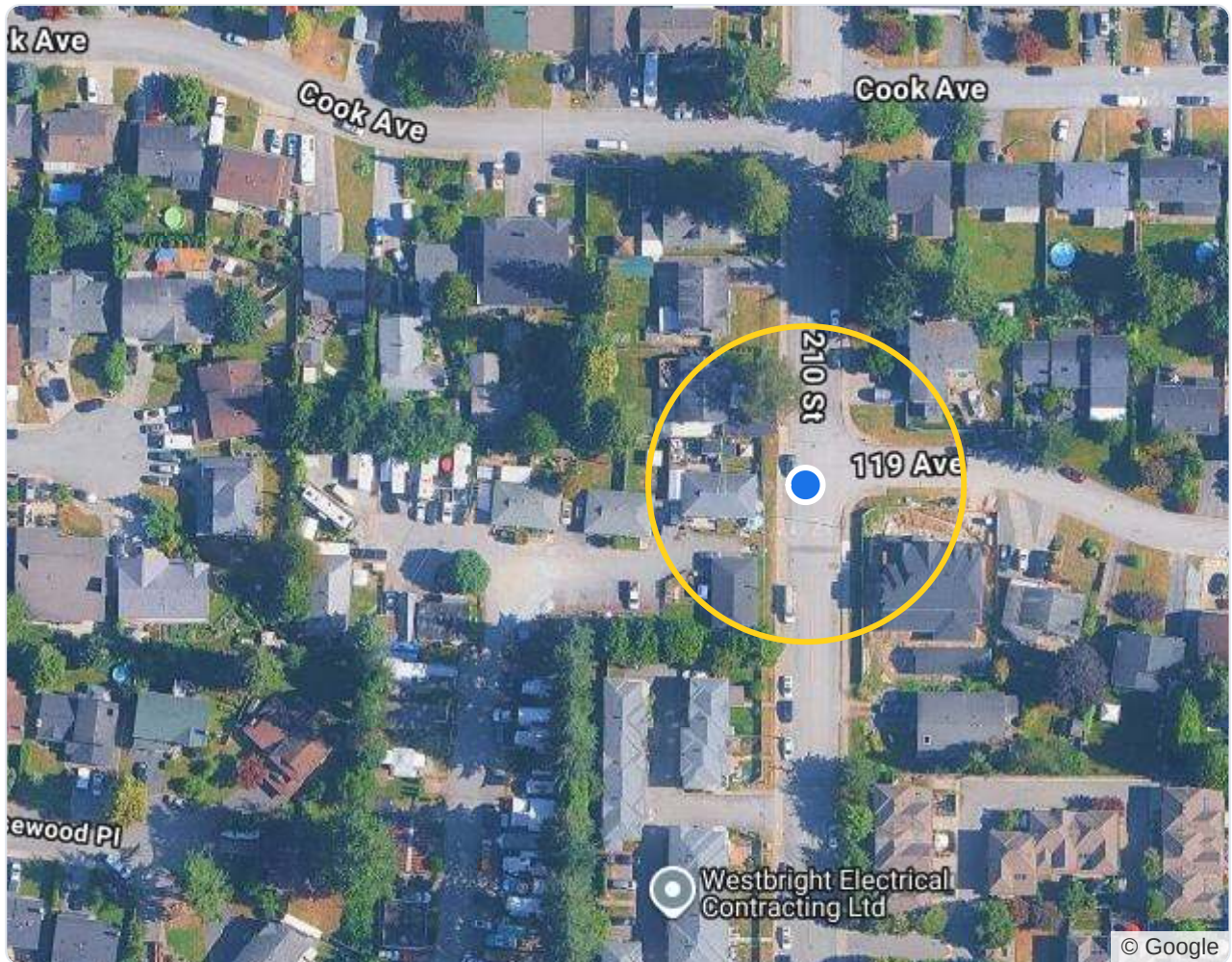
Amenities & Features

- ✓ In Suite Laundry

Maintenance Fees Include

- ✓ Garbage Pickup
- ✓ Gardening
- ✓ Management

Location



Les Twarog

RE/MAX Crest Realty · BC Condos & Homes Team

📞 604 671 7000 · ✉️ les@6717000.com · bccondos.net



Book a Viewing
scan or call