

BUILDING BROCHURE

GLENCOE ESTATES - 13891 74TH BUILDING

13891 74th Ave. · Surrey, BC V3W 6G6 · East Newton



Scan to view online





12 FOR SALE
FROM \$299,999

4 SOLD · 12 MO
\$465,000–\$585,000



Unit Mix

1 Bedroom

5 units
700 – 745 sf
from \$299,999

2 Bedroom

44 units
950 – 1,264 sf
from \$340,000

3 Bedroom

43 units
1,238 – 1,894 sf
from \$475,000

For Sale in Glencoe Estates - 13891 74th Building & Complex

12 currently active

ASKING	BEDS / BATHS	SIZE	\$/SF	UNIT / ADDRESS
\$620,000	3 / 3	1531 sf	\$405	172 7452 138 STREET
\$610,000	2 / 1	1030 sf	\$592	121 7468 138 STREET
\$599,999	3 / 3	1544 sf	\$389	140 7480 138 STREET
\$599,998	3 / 3	1894 sf	\$317	223 7453 140 STREET
\$599,000	3 / 3	1573 sf	\$381	263 7493 140 STREET
\$595,000	3 / 3	1535 sf	\$388	161 7484 138 STREET
\$558,000	2 / 1	1020 sf	\$547	237 7447 140 STREET
\$539,000	3 / 1	1255 sf	\$429	202 13977 74 AVENUE
\$499,800	2 / 1	1019 sf	\$490	239 7447 140 STREET
\$399,900	2 / 1	981 sf	\$408	312 13977 74 AVENUE

...and 2 more — see all 12 at bccondos.net/13891-74th-ave

Recently Sold in this Building

SOLD PRICE	BEDS	SIZE	\$/SF	DATE
\$465,000	2 / 2ba	1027 sf	\$453	2026-07-13
\$525,000	2 / 2ba	1020 sf	\$515	2026-04-02
\$535,000	2 / 1ba	1040 sf	\$514	2026-01-13
\$585,000	3 / 3ba	1540 sf	\$380	2025-09-21

Value & Financing

Price Positioning

\$430 /sq ft

Active listings here average **\$430/sf** vs **\$496/sf** across East Newton.

13% below area average

Mortgage Snapshot

\$1,437 /mo

Entry price (from) **\$299,999**

20% down payment **\$60,000**

Rate / amortization **5.24% · 25 yr**

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

YEAR BUILT 1976	LEVELS 2	SUITES 272	CONSTRUCTION Frame - Wood
EXTERIOR Aluminum	TITLE TO LAND Freehold Strata		STRATA PLAN NWS526

Overview

Glencoe Estates - 13891 74th Ave, Surrey, BC V3W 7E6, Strata Plan No. NWS526, 2 levels, 272 units, built 1976 - located between 140th and 138th Street with the cross road of 74th Avenue in East Newton community of Surrey. Glencoe Estates is the lifestyle community merging urban living amongst 18 acres of natural and serene landscaping. This low-rise development, with 152 townhouse units for a total of 272 units, consists of 3 buildings with 13 addresses, 13891-13897 74th Ave, 13931-13933 74th Avenue, 13977 74th Ave, 7451 - 7453 140th Street, 7473 & 7493 140th Street, 7426 138th Street, 7472 - 7476 138th Street, and 7486 138th Street.

Glencoe Estates offers 1, 2 and 3 bedroom condominium suites and 3 bedroom townhomes and each features spacious floor plans, cozy gas fireplaces, white kitchen appliances, vinyl flooring in kitchens, laminate countertops, large private back yards and insuite laundry. Plus the new roof and vinyl windows have been recently upgraded. Best of all, residents can enjoy the fantastic recreation centre including an indoor pool, lounge/meeting room, exercise room, change rooms and saunas, playground and tennis courts.

At the Glencoe Estates, everything necessary for a full and varied lifestyle is at your doorstep. Your community includes MB Sanford Elementary, Bear Creek Elementary, Newton Wave Pool, Newton Public Library, Superstore, Save-on Foods, Safeway, Costco and Newton Exchange transit station, all within walking distance. This is an established community that is enjoying the vibrant communities of young families and the like. Glencoe Estates is self managed 604-231-4339. 1 pet or 1 dog allowed, rentals allowed.

Amenities & Features

- ✓ Playground
- ✓ Recreation Center
- ✓ Pool; Indoor

Maintenance Fees Include

- ✓ Garbage Pickup
- ✓ Management
- ✓ Gardening
- ✓ Recreation Facility

Location





Les Twarog

RE/MAX Crest Realty · BC Condos & Homes Team

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Book a Viewing
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