

BUILDING BROCHURE

MONTREUX - 1432 PARKWAY BUILDING

1432 Parkway Blvd. · Coquitlam, BC V3E 3L9 · Westwood Plateau



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2 FOR SALE
FROM \$459,000

4 SOLD · 12 MO
\$570,000-\$687,000


12-MO SOLD TREND
-17.1

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



Unit Mix

1 Bedroom 2 units 657 – 669 sf from \$459,000	2 Bedroom 63 units 809 – 1,195 sf from \$497,000	3 Bedroom 2 units 1,134 – 1,163 sf from \$800,000
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For Sale in Montreux - 1432 Parkway Building & Complex

2 currently active

ASKING	BEDS / BATHS	SIZE	\$/SF	UNIT / ADDRESS
\$639,900	2 / 2	855 sf	\$748	408 1428 PARKWAY BOULEVARD
\$459,000	1 / 1	657 sf	\$699	201 1432 PARKWAY BOULEVARD

Recently Sold in this Building

SOLD PRICE	BEDS	SIZE	\$/SF	DATE
\$580,000	2 / 2ba	950 sf	\$611	2026-06-14
\$570,000	2 / 2ba	908 sf	\$628	2026-05-28
\$687,000	2 / 2ba	989 sf	\$695	2026-04-09
\$605,000	2 / 2ba	847 sf	\$714	2025-10-20

Value & Financing

Price Positioning \$724 /sq ft Active listings here average \$724/sf vs \$682/sf across Westwood Plateau. 6% above area average	Mortgage Snapshot \$2,198 /mo Entry price (from) \$459,000 20% down payment \$91,800 Rate / amortization 5.24% · 25 yr <i>Estimate only — not a lending offer. Rate illustrative; confirm with your mortgage advisor.</i>
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YEAR BUILT 2000	LEVELS 4	SUITES 190	CONSTRUCTION Frame - Wood
EXTERIOR Vinyl	TITLE TO LAND Freehold Strata	STRATA PLAN LMS3290	MANAGEMENT Pacific Quorum Properties Inc

Overview

Montreux ♦ 1432 Parkway Blvd, Coquitlam, BC V3E 3L9, LMS3290 ♦ This beautiful Whistler-inspired complex is situated in quiet neighborhood but in the central location of Coquitlam ♦s prestigious Westwood Plateau. It is conveniently located close to excellent schools such as as Panorama Heights Elementary, Summit Middle Secondary School and Pinetree Secondary School and Douglas College Coquitlam campus, restaurants, parks, IGA, Starbucks Coffee and public transportation. Also minutes away, you ♦ll find great shops at Coquitlam Center, Save-On-Foods, Best Buy Canada, Safeway, Shoppers Drug Mart, Chapters, golf course, Coquitlam Aquatic Center, Lafarge Lake, banks and the West Coast Express. Now everything you need is just within your reach! Montreux is a 190 unit complex located at 1420, 1428, 1432 and 1438 Parkway Blvd that features breathtaking panoramic views of the city, Fraser Valley and Mt. Baker, beautiful landscaped courtyard and garden, stunning outdoor pool, hot tub, exercise center, elevator, spacious lobby with seating area and fireplace and plenty of guests parking. The open floor plan is ideal for entertaining and all the windows make this a bright space for you and your family to enjoy. The kitchen offers quality appliances, maple cabinets and breakfast bar. The fabulous outdoor patio is perfect for family gathering or just enjoying the sunshine. There ♦s also a private balcony where you can enjoy delicious year-round barbecues. Other extras with this home include a large storage locker, security monitored underground parking, in-suite laundry and cozy gas fireplace. Enjoy the lifestyle that Montreux has to offer. Live here today!

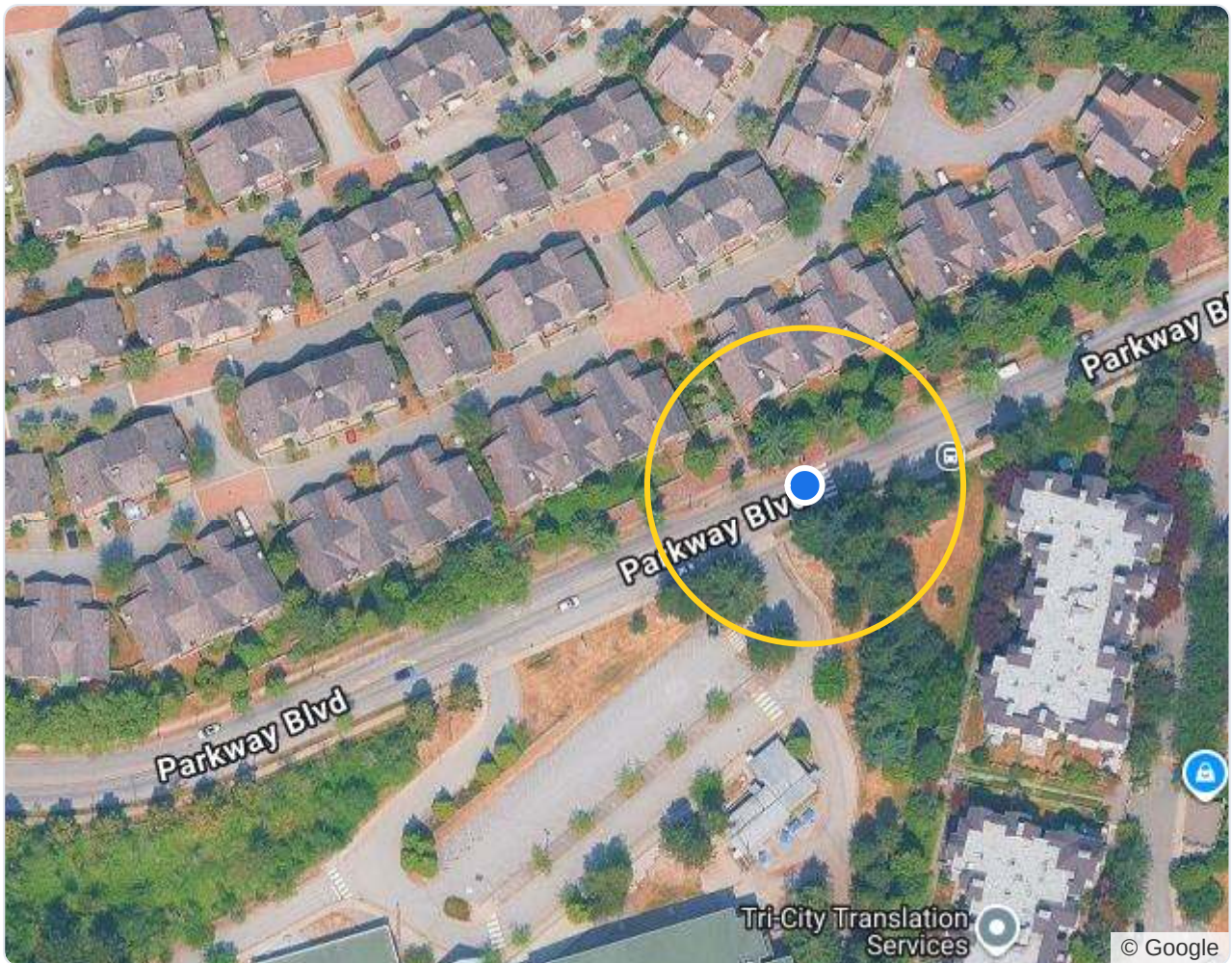
Amenities & Features

- | | |
|-----------------|---------------------|
| ✓ Elevator | ✓ Exercise Centre |
| ✓ Garden | ✓ In Suite Laundry |
| ✓ Pool; Outdoor | ✓ Swirlpool/hot Tub |

Maintenance Fees Include

- | | |
|-----------------------|------------------|
| ✓ Caretaker | ✓ Garbage Pickup |
| ✓ Gardening | ✓ Gas |
| ✓ Hot Water | ✓ Management |
| ✓ Recreation Facility | |

Location



Les Twarog

RE/MAX Crest Realty · BC Condos & Homes Team

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