

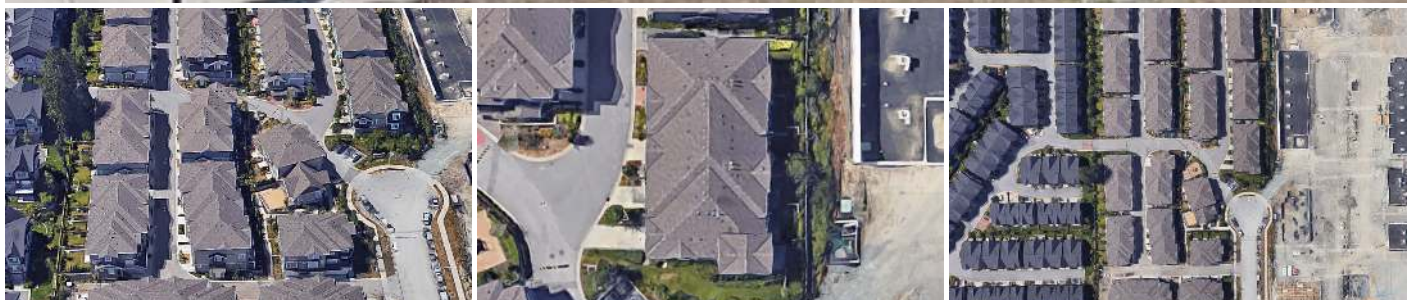
BUILDING BROCHURE

MADISON - 14356 63A BUILDING

14356 63A Ave. · Surrey, BC V3S 8B9 · Sullivan Station



Scan to view online



2 FOR SALE
FROM \$759,000

3 SOLD · 12 MO
\$722,500–\$735,000



Unit Mix

2 Bedroom

3 units
1,346 – 1,423 sf
from \$720,000

3 Bedroom

38 units
1,390 – 1,970 sf
from \$580,000

4 Bedroom

2 units
1,889 – 1,963 sf
from \$920,000

For Sale in Madison - 14356 63a Building & Complex

2 currently active

ASKING	BEDS / BATHS	SIZE	\$/SF	UNIT / ADDRESS
\$799,000	3 / 3	1489 sf	\$537	65 14356 63A AVENUE
\$759,000	3 / 3	1473 sf	\$515	57 14356 63A AVENUE

Recently Sold in this Building

SOLD PRICE	BEDS	SIZE	\$/SF	DATE
\$730,000	3 / 3ba	1421 sf	\$514	2026-05-17
\$735,000	3 / 3ba	1458 sf	\$504	2026-02-25
\$722,500	3 / 3ba	1510 sf	\$478	2026-02-01
\$740,000	3 / 3ba	1515 sf	\$488	2025-08-23

Value & Financing

Price Positioning

\$526 /sq ft

Active listings here average **\$526/sf** vs **\$528/sf** across Sullivan Station.

In line with the area

Mortgage Snapshot

\$3,635 /mo

Entry price (from) **\$759,000**

20% down payment **\$151,800**

Rate / amortization **5.24% · 25 yr**

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

YEAR BUILT
2011

LEVELS
3

SUITES
66

CONSTRUCTION
Frame - Wood

EXTERIOR Vinyl	TITLE TO LAND Freehold Strata	STRATA PLAN BCS4076	DEVELOPER Lakewood Developments
MANAGEMENT Assertive Northwest			

Overview

Madison - 14356 63A Avenue, Surrey, BC, V3S 8B9, Strata Plan BCS4076, 66 townhomes, 3 levels, scheduled for completion in winter 2011 - located at 144th Street and 64th Avenue in Sullivan Heights community of Surrey. Developed by Lakewood Development, Madison will consist of 66 modern townhomes with a distinct West Coast flavor in the beautiful Sullivan Heights district. Madison offers three bedroom homes ranging from 1490 to 1799 square feet and each home features spacious open floor plans, 9' ceilings, cozy fireplaces, large windows, luxurious carpets, quality laminate flooring in entry, kitchen and nook, stainless steel appliances, granite countertops, full height ceramic tile backsplash, contemporary cabinets, elegant bathrooms with granite countertops, designer ceramic tile walls & floors, a deep soaker tub, frameless glass showers, double vanities and a laundry closet. All floor plans also come up with two car garages, built-in vacuum, individual yards and garden-level concrete patios.

Your home at Madison is at the centre of it all. Right across the street are Bell Performing Arts Centre and Sullivan Heights Park. Sullivan Heights Secondary, Cambridge Elementary, Newton Community Recreation Centre, Newton Wave Pool and local parks are all within walking distance. Also, Madison is a short drive to Crescent Beach, U.S. border, golf courses, Cloverdales antique row, and White Rocks beachfront restaurants and galleries, or stroll the dykes through the Serpentine Wildlife Management area, Mud Bay and Burns Bog. The wonders of nature are a 10 minute drive. Madison is managed by Lakewood Management 604-590-8444. Pets allowed with restrictions, rentals allowed.

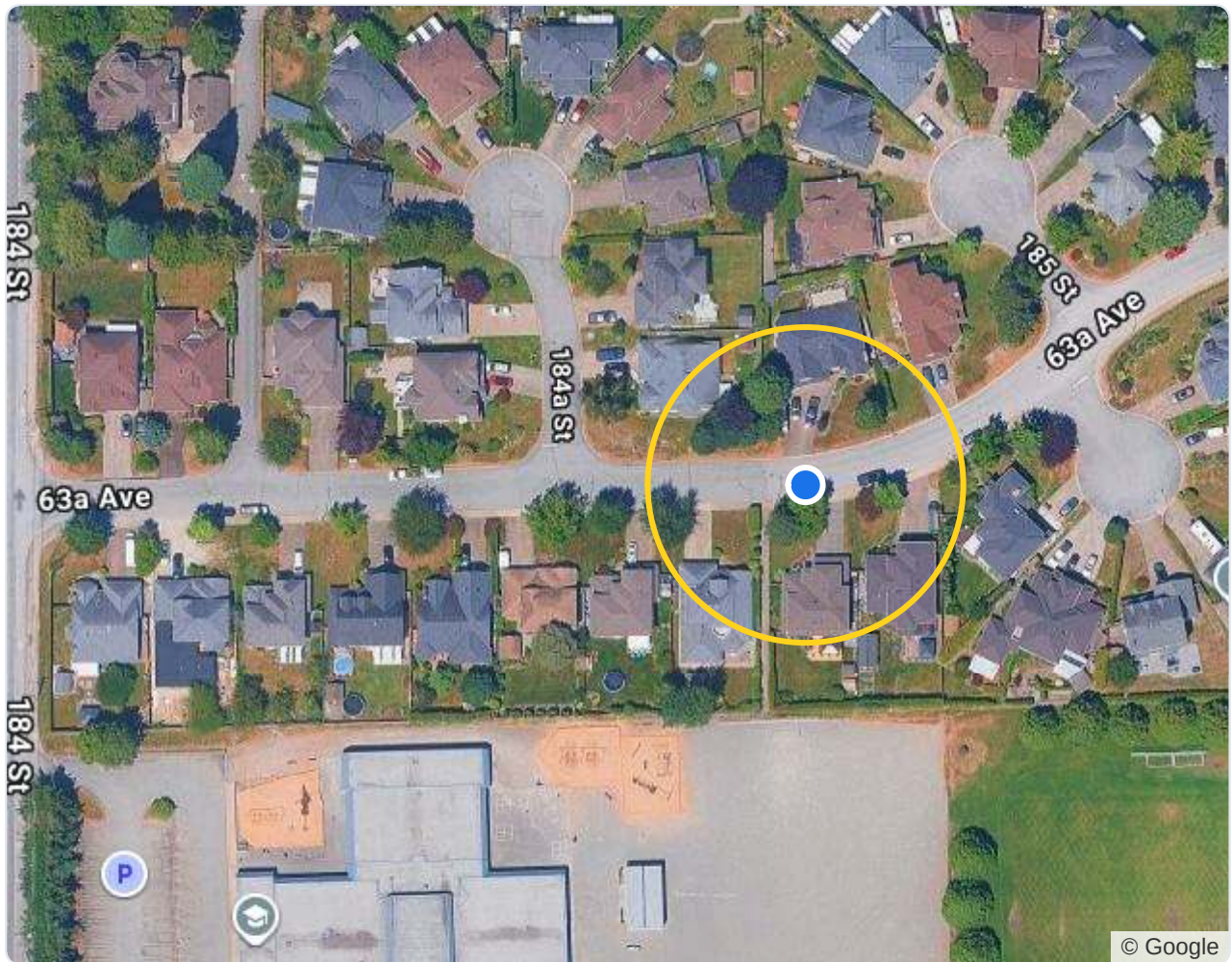
Amenities & Features

- ✓ In Suite Laundry

Maintenance Fees Include

- ✓ Garbage Pickup
- ✓ Hot Water
- ✓ 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