

BUILDING BROCHURE

THE DORCHESTER - 14885 100TH BUILDING

14885 100th Ave. · Surrey, BC V3R 0W1 · Guildford



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1 FOR SALE
FROM \$389,900

2 SOLD · 12 MO
\$343,500-\$380,000

12-MO SOLD TREND
-34.6

Unit Mix

1 Bedroom

9 units

621 – 659 sf

from \$311,000

2 Bedroom

20 units

769 – 927 sf

from \$389,900

For Sale in The Dorchester - 14885 100th Building & Complex

1 currently active

ASKING	BEDS / BATHS	SIZE	\$/SF	UNIT / ADDRESS
\$389,900	2 / 1	769 sf	\$507	401 14885 100 AVENUE

Recently Sold in this Building

SOLD PRICE	BEDS	SIZE	\$/SF	DATE
\$343,500	1 / 1ba	634 sf	\$542	2026-06-23
\$380,000	1 / 1ba	657 sf	\$578	2025-11-19
\$385,000	1 / 1ba	658 sf	\$585	2025-07-13
\$500,000	2 / 1ba	802 sf	\$623	2025-02-20

Value & Financing

Price Positioning

\$507 /sq ft

Active listings here average **\$507/sf** vs **\$629/sf** across Guildford.

19% below area average

Mortgage Snapshot

\$1,867 /mo

Entry price (from)	\$389,900
20% down payment	\$77,980
Rate / amortization	5.24% · 25 yr

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

YEAR BUILT 1994	LEVELS 4	SUITES 63	CONSTRUCTION Frame - Wood
EXTERIOR Vinyl	TITLE TO LAND Freehold Strata	STRATA PLAN LMS1459	MANAGEMENT Premier Strata Services

Overview

The Dorchester - 14885 100th Avenue, Surrey, BC V3R 0W1, Canada, LMS1459 - Located in the heart of Guildford on 100 Avenue and 148 Street. This is a prime location that is close to transit, Bonaccord Elementary, Johnston Heights Secondary, Simon Fraser University, Guildford Town Centre, City Central Shopping, Superstore, Surrey Public Library, restaurants, T & T Supermarket, parks, trails, recreation and more! Direct access to major transportation routes allows an easy commute to surrounding destinations including Langley, White Rock, Delta and Downtown Vancouver. The Dorchester is a low-rise building with four floors and 63 lovely suites built in 1994

and are professionally managed. Most homes feature laminate flooring, cozy gas fireplaces, insuite laundry, open floor plans, extra storage, oversized windows and private balconies. This is a well maintained building with quality construction and recent updates including rainscreen protection. Building features include a clubhouse, bike room, elevators, sauna/steam room, hot tub, common workshop, wheelchair access, underground secured parking, visitor parking, a round-a-bout driveway and landscaped grounds. The Dorchester offers comfortable condo living in a great neighbourhood in Surrey

Amenities & Features

- | | |
|---------------------|--------------------|
| ✓ Bike Room | ✓ Elevator |
| ✓ In Suite Laundry | ✓ Sauna/steam Room |
| ✓ 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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