

BUILDING BROCHURE

AVONLEA HEIGHTS

1580 Plateau Cres. · Coquitlam, BC V3E 3B3 · Westwood Plateau



Scan to view online



2 FOR SALE
FROM \$1,499,900

2 SOLD · 12 MO
\$1,370,000–\$1,388,888



Unit Mix

4 Bedroom

4 units
2,960 – 3,503 sf
from **\$1,225,000**

5 Bedroom

3 units
2,472 – 3,566 sf
from **\$1,350,000**

6 Bedroom

6 units
3,374 – 3,791 sf
from **\$1,360,000**

7 Bedroom

5 units
3,271 – 3,808 sf
from **\$1,200,000**

For Sale in Avonlea Heights & Complex

2 currently active

ASKING	BEDS / BATHS	SIZE	\$/SF	UNIT / ADDRESS
\$1,548,000	7 / 5	3606 sf	\$429	1687 PLATEAU CRESCENT
\$1,499,900	6 / 4	3480 sf	\$431	1594 PLATEAU CRESCENT

Recently Sold in this Building

SOLD PRICE	BEDS	SIZE	\$/SF	DATE
\$1,388,888	5 / 3ba	2472 sf	\$562	2025-09-26
\$1,370,000	4 / 4ba	2960 sf	\$463	2025-09-06
\$1,570,000	6 / 4ba	3782 sf	\$415	2025-05-26
\$1,460,000	5 / 4ba	3566 sf	\$409	2025-04-23

Value & Financing

Price Positioning

\$430 /sq ft

Active listings here average **\$430/sf** vs **\$586/sf** across Westwood Plateau.

27% below area average

Mortgage Snapshot

\$7,183 /mo

Entry price (from) **\$1,499,900**

20% down payment **\$299,980**

Rate / amortization **5.24% · 25 yr**

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

YEAR BUILT
1996

LEVELS
2

SUITES
80

CONSTRUCTION
Frame - Wood

Overview

Avonlea Heights - 1580 Plateau Crescent, Coquitlam, BC V3E 3B3, Canada. Strata plan number LMS1632. Crossroads are Johnson Street and Plateau Boulevard. Avonlea Heights features 80, 2-storey houses with basement. Completed in 1996. Nearby parks include Ridge Park, Hoy Creek Ravine and Hoy Creek Ravine. Nearby schools include Pinetree Way Elementary, Panorama Heights Elementary, Summit Middle School and Hampton Park Elementary. The closest grocery stores are sunny's market, Marketplace IGA and New Horizon Food Market. Nearby coffee shops include Starbucks, Tim Hortons and Aquatic Centre Cafe. Nearby restaurants include T Y Hua Ventures Ltd, Sushi Boss and Hazards Restaurant.

Other building in complex are 1581 PLATEAU CR, 1582 PLATEAU CR, 1584 PLATEAU CR, 1586 PLATEAU

CR, 1588 PLATEAU CR, 1589 PLATEAU CR, 1590 PLATEAU CR, 1592 PLATEAU CR, 1594 PLATEAU CR, 1596 PLATEAU CR, 1597 PLATEAU CR, 1598 PLATEAU CR, 1599 PLATEAU CR, 1601 PLATEAU CR, 1602 PLATEAU CR, 1603 PLATEAU CR, 1606 PLATEAU CR, 1607 PLATEAU

CR, 1608 PLATEAU CR, 1609 PLATEAU CR, 1610 PLATEAU CR, 1611 PLATEAU CR, 1612 PLATEAU CR, 1616 PLATEAU CR, 1617 PLATEAU CR, 1618 PLATEAU CR, 1620 PLATEAU CR, 1622 PLATEAU CR, 1624 PLATEAU CR, 1625 PLATEAU CR, 1626 PLATEAU CR, 1627 PLATEAU

CR, 1628 PLATEAU CR, 1629 PLATEAU CR, 1630 PLATEAU CR, 1631 PLATEAU CR, 1632 PLATEAU CR, 1632 PLATEAU CR, 1636 PLATEAU CR, 1637 PLATEAU CR, 1638 PLATEAU CR, 1640 PLATEAU CR, 1642 PLATEAU CR, 1644 PLATEAU CR, 1646 PLATEAU CR, 1648 PLATEAU

CR, 1650 PLATEAU CR, 1652 PLATEAU CR, 1653 PLATEAU CR, 1654 PLATEAU CR, 1655 PLATEAU CR, 1657 PLATEAU CR, 1659 PLATEAU CR, 1660 PLATEAU CR, 1661 PLATEAU CR, 1662 PLATEAU CR, 1663 PLATEAU CR, 1666 PLATEAU CR, 1667 PLATEAU CR, 1668 PLATEAU

CR, 1669 PLATEAU CR, 1670 PLATEAU CR, 1671 PLATEAU CR, 1672 PLATEAU CR, 1673 PLATEAU CR, 1675 PLATEAU CR, 1676 PLATEAU CR, 1677 PLATEAU CR, 1678 PLATEAU CR, 1680 PLATEAU CR, 1682 PLATEAU CR, 1686 PLATEAU CR, 1687 PLATEAU CR, 1688 PLATEAU

CR, 1689 PLATEAU CR, 1690 PLATEAU CR, 1691 PLATEAU CR, 1692 PLATEAU CR, 1693 PLATEAU CR.

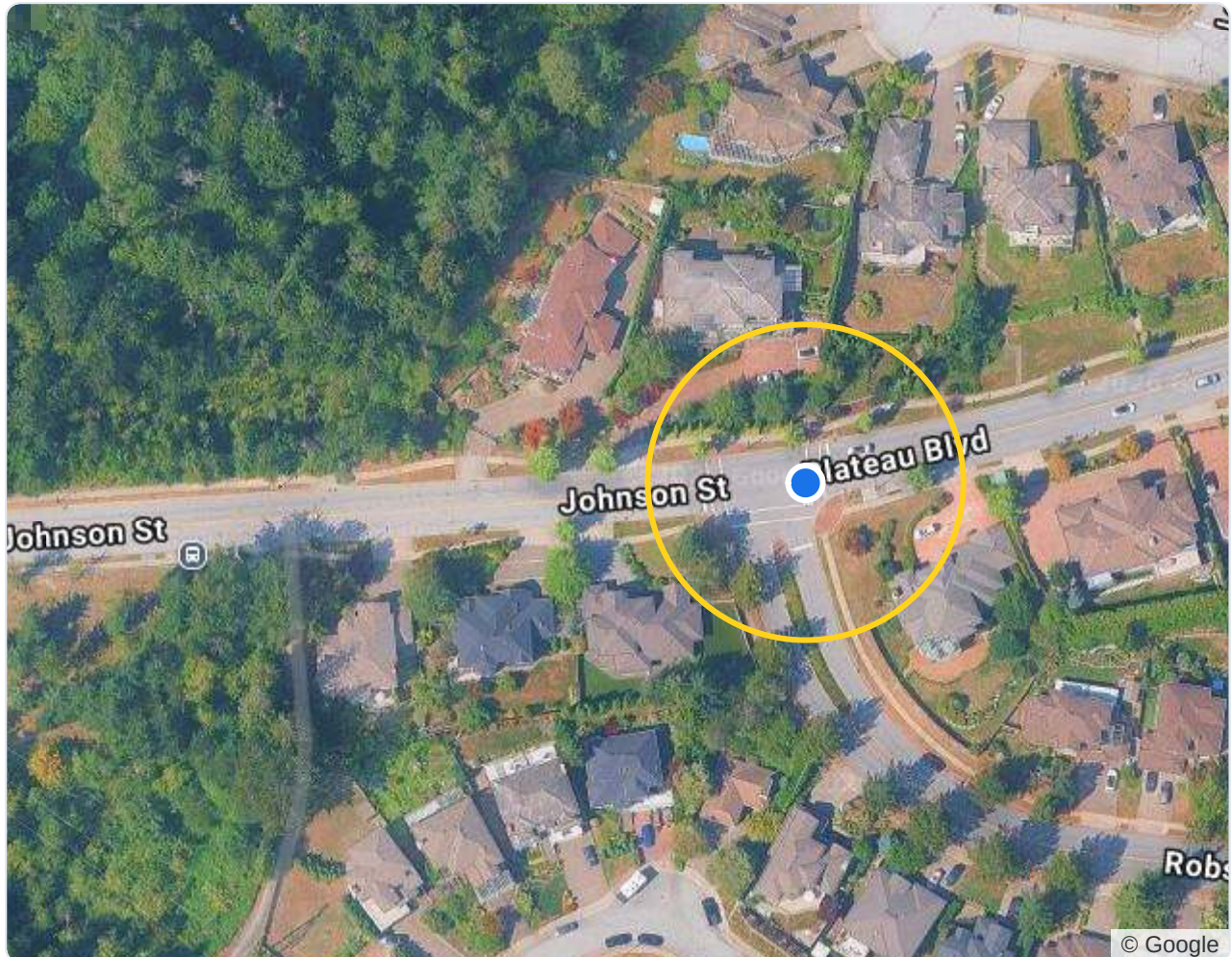
Amenities & Features

- ✓ In Suite Laundry

Maintenance Fees Include

- ✓ Snow Removal

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