

BUILDING BROCHURE

ESQUIMALT TOWERS

1750 Esquimalt Ave. · West Vancouver, BC V7V 1R8 · Ambleside



Scan to view online



2 FOR SALE
FROM \$620,000

12-MO SOLD TREND
25

Unit Mix

1 Bedroom

11 units
641 – 793 sf
from \$449,000

For Sale in Esquimalt Towers & Complex

2 currently active

ASKING	BEDS / BATHS	SIZE	\$/SF	UNIT / ADDRESS
\$649,000	1 / 1	785 sf	\$827	402 1750 ESQUIMALT AVENUE
\$620,000	1 / 1	793 sf	\$782	504 1750 ESQUIMALT AVENUE

Recently Sold in this Building

SOLD PRICE	BEDS	SIZE	\$/SF	DATE
\$600,000	1 / 1ba	785 sf	\$764	2025-06-21
\$563,000	1 / 1ba	647 sf	\$870	2025-04-01
\$605,000	1 / 1ba	785 sf	\$771	2024-08-12
\$583,000	1 / 1ba	785 sf	\$743	2024-08-08

Value & Financing

Price Positioning

\$804 /sq ft

Active listings here average **\$804/sf** vs **\$1124/sf** across Ambleside.

28% below area average

Mortgage Snapshot

\$2,969 /mo

Entry price (from) **\$620,000**

20% down payment **\$124,000**

Rate / amortization **5.24% · 25 yr**

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

YEAR BUILT
1964

LEVELS
5

SUITES
30

CONSTRUCTION
Concrete

EXTERIOR
Concrete

TITLE TO LAND
Freehold Strata

STRATA PLAN
VAS75

MANAGEMENT
**Tribe
Management Inc.**

Overview

Esquimalt Towers - 1750 Esquimalt Avenue West Vancouver, BC V7V 1R8, VAS75 - Located in the sought after Ambleside area of West Vancouver on Esquimalt Avenue and 17 Street. This is a central location that is close to all your urban amenities including transit, restaurants, Safeway, Shoppers Drugs Mart, Park Royal Shopping Centre, Mulgrove Private School, recreation, medical services, the beach, parks and more! Direct access to major transportation routes allows an easy commute to surrounding destinations including Downtown Vancouver, North Vancouver and YVR. Esquimalt Towers offers five levels with 30 homes built in 1964 that are professionally managed. Most homes feature spacious floor plans, insuite storage, enclosed balconies, oversized windows, skylights in penthouse suites, walk-in closets and beautiful ocean, mountain and city views. This is a well maintained building with recent updates including a new boiler, hot water heating system, hardwood floors and glass-enclosed balconies. Building features include rooftop decks with unobstructed views, storage lockers, secured parking, visitor parking and shared laundry facilities. Esquimalt Towers is located on a quiet cul-de-sac where you will find condo living at its best!

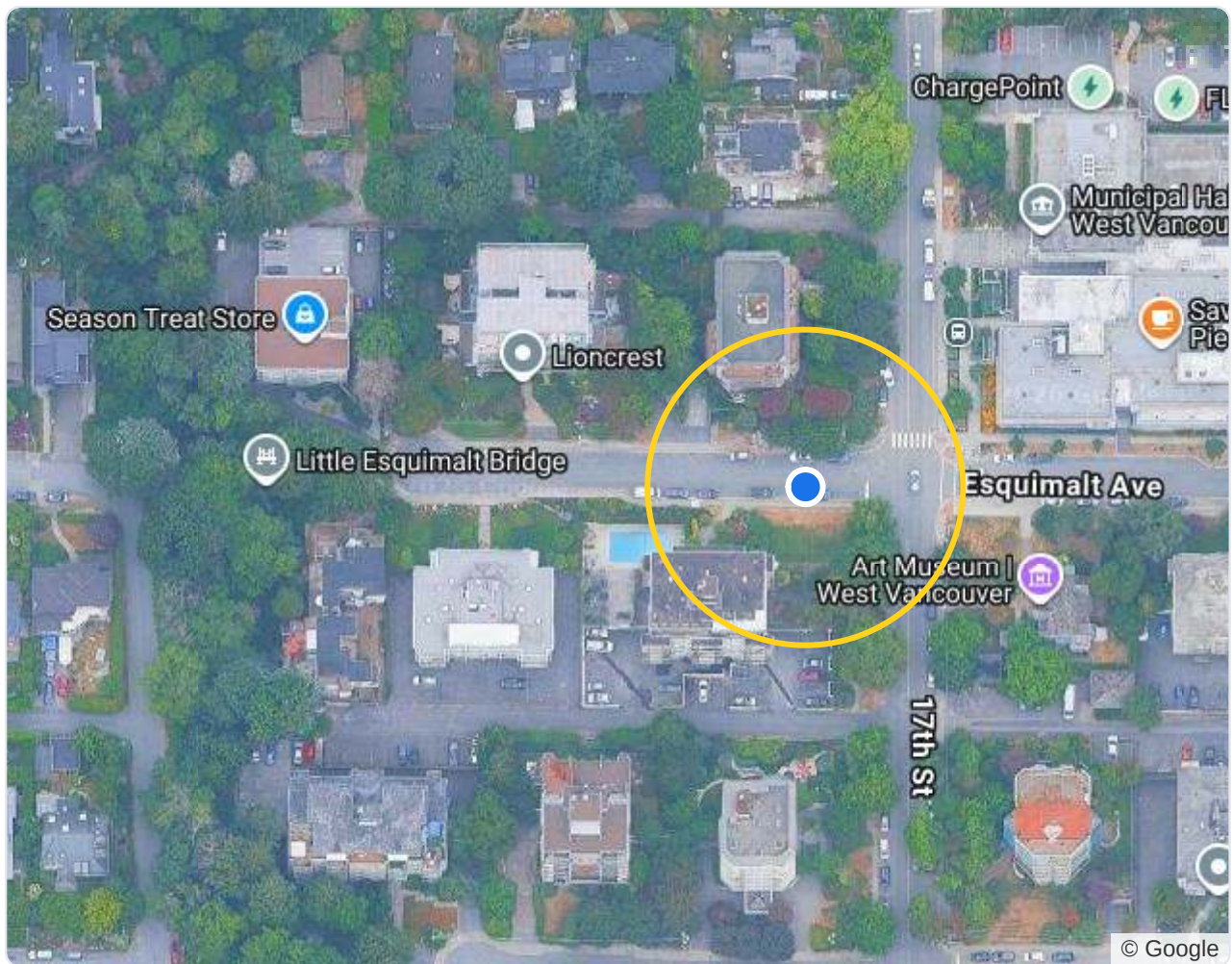
Amenities & Features

✓ None

Maintenance Fees Include

- ✓ Cable/satellite
- ✓ Gardening
- ✓ Hot Water
- ✓ Garbage Pickup
- ✓ Heat
- ✓ Management

Location



Les Twarog

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