

BUILDING BROCHURE

SHANNON GATE

17727 58th Ave. · Surrey, BC V3S 1L5 · Cloverdale BC



Scan to view online



1 FOR SALE
FROM \$424,900

9 SOLD · 12 MO
\$470,000–\$571,500



Unit Mix

1 Bedroom

6 units
797 – 979 sf
from \$347,600

2 Bedroom

30 units
963 – 1,293 sf
from \$380,000

For Sale in Shannon Gate & Complex

1 currently active

ASKING	BEDS / BATHS	SIZE	\$/SF	UNIT / ADDRESS
\$424,900	1 / 1	823 sf	\$516	109 17727 58 AVENUE

Recently Sold in this Building

SOLD PRICE	BEDS	SIZE	\$/SF	DATE
\$470,000	2 / 2ba	994 sf	\$473	2026-06-03
\$510,000	2 / 2ba	1227 sf	\$416	2026-05-10
\$495,000	2 / 2ba	1046 sf	\$473	2026-04-27
\$515,000	2 / 2ba	1217 sf	\$423	2026-03-13

Value & Financing

Price Positioning

\$516 /sq ft

Active listings here average **\$516/sf** vs **\$605/sf** across Cloverdale BC.

15% below area average

Mortgage Snapshot

\$2,035 /mo

Entry price (from) **\$424,900**

20% down payment **\$84,980**

Rate / amortization **5.24% · 25 yr**

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

YEAR BUILT 1997	LEVELS 4	SUITES 71	CONSTRUCTION Frame - Wood
EXTERIOR Vinyl	TITLE TO LAND Freehold Strata	STRATA PLAN LMS1273	MANAGEMENT Campbell Strata Management Ltd

Overview

Shannon Gate 17727 58 Ave, Surrey, BC V3S 1L6, Canada LMS1273. Shannon Gate is located on 58th Avenue and 176a Street in a convenient neighbourhood of Surrey. Built in 1997, Shannon Gate offers 71 homes that are well maintained and professionally managed by Baywest: 604-591-6060. This is a prime location just minutes away from Jumbo Pizza, Clova Cinema, Clover Lanes, Golphis Steak & Lobster, and Cloverdale Station Neighbourhood Pub. Transit and major routes are close by and within walking distance. Features of Shannon Gate include an elevator, in suite

laundry, recreation centre, and an attached workshop. Shannon Gate allows rentals and two pets with restrictions.

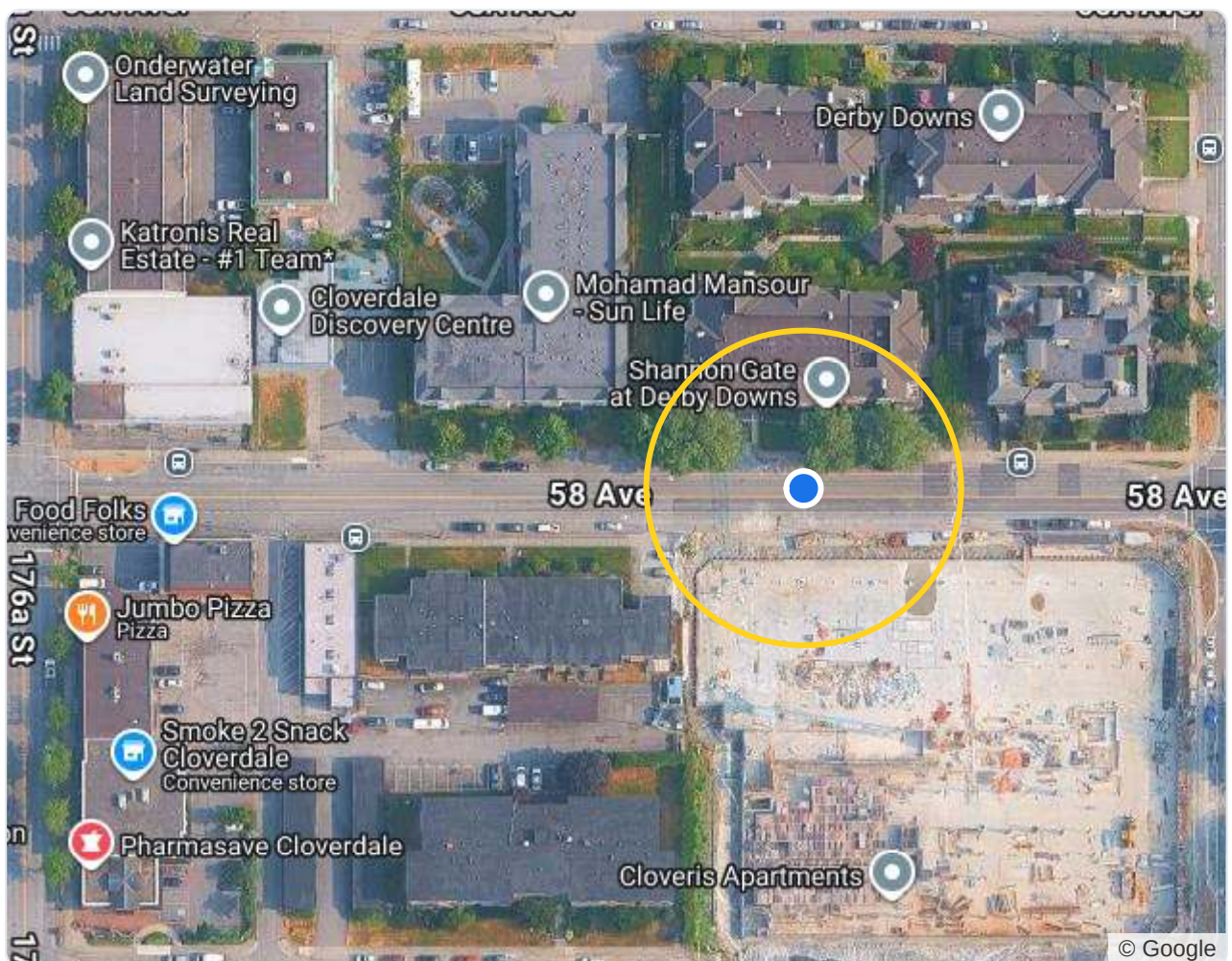
Amenities & Features

- ✓ Elevator
- ✓ Recreation Center
- ✓ In Suite Laundry
- ✓ Workshop Attached

Maintenance Fees Include

- ✓ Garbage Pickup
- ✓ Gas
- ✓ Hot Water
- ✓ Recreation Facility
- ✓ Gardening
- ✓ Heat
- ✓ Management

Location



Les Twarog

RE/MAX Crest Realty · BC Condos & Homes Team

604-671-7000 | les@6717000.com | bccondos.net



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